

PRELIMINARY HERITAGE ASSESSMENT OF

# FEDERAL VILLAGE

PROPOSED HERITAGE CONSERVATION AREA

+ Additional Individual Listings



JENNA REED BURNS

April 2023



**Acknowledgement to Country**

*Byron Shire Council recognises the traditional owners of this land, the Bundjalung of Byron Bay, Arakwal people, the Widjabal people, the Minjungbul people and the wider Bundjalung Nation.*

*We recognise that the most enduring and relevant legacy Indigenous people offer is their understanding of the significance of land and their local, deep commitment to place.*



**DISCLAIMER**

This preliminary heritage report has been prepared by the author to provide Byron Shire Council and its Heritage Committee with an assessment of a proposed Heritage Conservation Area and additional individual listings. Any representation, statement, opinion, assumptions or advice expressed in this report is made in good faith on the basis of information available at the time this report was written.

**DOCUMENT HISTORY**

DOCUMENT NO	DATE CREATED	DATE AMENDED	DETAILS (e.g. Resolution No.)
Draft V1	March-April 2023		
Draft V2	August 2023		Minor corrections & updates. Three additional proposed individual heritage items added. Updated contents page.

**FRONT COVER**

TOP: The Federal General Store & Post Office.

LEFT: Federal Community Children’s Centre, which is housed in the old schoolmaster’s cottage, built in late 1905.

RIGHT: The Tin Shed on the corner of Federal Drive was built as a mechanical workshop by Herbert Claydon In 1922.

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## TERMS & ABBREVIATIONS

The following terms and abbreviations are used within this draft report:

Council	Byron Shire Council
DCP	Development Control Plan
LEP	Local Environmental Plan
HCA	Heritage Conservation Area
Heritage Act	The Heritage Act 1977 (NSW)
Heritage NSW	Heritage NSW State Department
HLRV	Historical Land Records Viewer
ICOMOS	International Council on Monuments and Sites

## 1. INTRODUCTION

### 1.1 BACKGROUND

The hinterland township of Federal is located in the Byron Bay hinterland, in Northern New South Wales. The village centre, which straddles the parishes of Jasper and Clunes, is located on what was originally known as the Old Brunswick Road, a short distance from where the road crosses the Wilsons River. Although when settled the village was considered remote, it formed part of the pattern of settlement associated with the Far North Coast dairying industry. The village is one of the earliest settlements in the Shire and retains rare integrity.

The proposal to establish a formal and listed Heritage Conservation Area in Federal arose during the early stages of the recent Federal master-planning process (the Federal Masterplan was adopted by Council in late 2022). Residents of the area were initially invited to attend a community meeting at which they were guided by an independent facilitator who asked them to imagine the village in 20 years' time. After the visioning exercise, attendees wrote down what they had visualised, and it was from these written responses ('vision cards') that a list of actions was drafted.

Many of the residents' responses expressed a keen desire to protect the existing built heritage and rural character of the village, and some of these comments are noted below:

- *The Federal I saw in 20 years retained the same feeling as now. Still a lot of green; old but sophisticated building[s].*
- *Old homes have been restored, not demolished.*
- *Ideally preserving the essence of its historical charm.*
- *Keep the current character (quaint, small; building style and size).*
- *The scale is low-rise; small-scale/low impact.*
- *No buildings taller than church or tin shed.*
- *Hand-finished quality to village, crafted.*
- *Streetscape — buildings all retain character of village.*
- *Character architecture lines the roads — recycled materials.*
- *Small artisan-style retail spaces and heritage-design buildings.*
- *Development low-key and appropriate: sustainable, heritage-focussed in look & style.*
- *All building[s] in keeping with Jasper Corner.*
- *Low-density development capturing the history of the village.*
- *Buildings in keeping with village atmosphere, e.g. Federal Store.*
- *All new houses in timber and single-storey.*
- *Low-key, rustic-style creative development that complements the existing buildings and atmosphere.*

This strong desire to respect and protect the character of the village is reflected in several of the Masterplan actions — in particular Action 5b: Conduct a heritage assessment of historic area leading to consideration of a Heritage Conservation Area Listing. This report fulfils this Action.

With the encouragement of Council's Heritage Advisor, Deborah Wray, the author — a resident of Federal and a member of the Masterplan Steering Group — subsequently embarked on further research of the village's history and extant historic buildings. The object of this resultant report is to assess the heritage values and merits of a Heritage Conservation Area to be created for part of the village of Federal, and for additional individual listings of items, some of which lie outside the proposed HCA.

The 2007 *Byron Shire Community-based Heritage Study* recommended the listing of three items in Federal: the School of Arts building (built 1898 and opened 2 Jan 1899), the adjacent church building (originally the Holy Trinity Anglican Church, built 1909) and the Tin Shed (built 1922) at the junction

of Federal Drive and Binna Burra Rd. No other listings were recommended at the time and only the School of Arts building and the church proceeded to listing as heritage items in the *Byron LEP 2014*. Meanwhile, the nearby hamlet of Eureka was nominated, despite not having an active village centre, and listed as a Village Landscape Conservation Area.

The Federal Village map in Chapter E6 in the *Byron DCP 2014* shows that part of the main street has been designated as a Heritage Character area, but this is a non-statutory listing.

As noted in the 2021 *Historic Heritage Assessment (of) Brunswick Heads* by Clarence Heritage (p.6), 'The intent of a Heritage Conservation Area is to protect those elements which are considered to be significant or important to the precinct in the context of its overall setting, and provide a basis to manage change in a way that retains those values. It is not about "no development", but about what type and scale of development is appropriate to maintain those values into the future'.

## 1.2 SITE LOCATION

The hinterland village of Federal is located in the Northern Rivers areas of New South Wales. Byron Bay is 16km due east, Lismore is 29km to the south-west, and north-west of the village is the Whian Whian State Conservation Area and Nightcap National Park. (See Figure 1.)

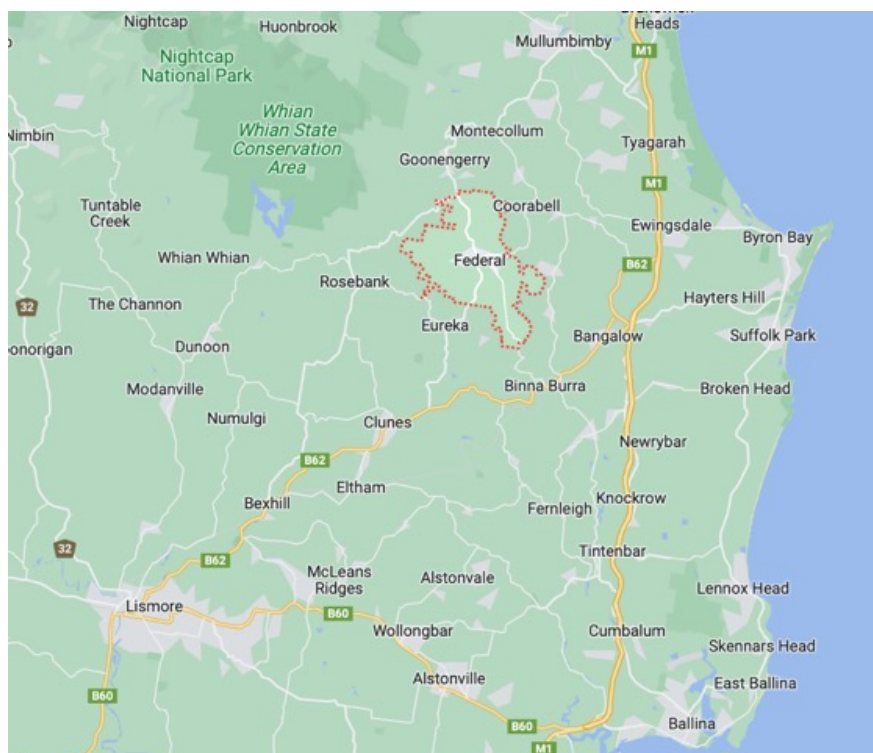


FIGURE 1: The location of Federal in relation to the coast and surrounding centres, including Byron Bay. Source: Google Maps.

The village is accessed by four major roads that link it to nearby villages and larger towns: Binna Burra Rd to Binna Burra and Bangalow; Coorabell Road (and then Coolamon Scenic Drive) to Coorabell and onto Byron Bay or Mullumbimby; and Federal Drive to Eureka and onto Lismore (to the south) and Goonengerry (to the north). (See Figure 2.)



FIGURE 2: Map of Federal Village and some of the surrounding R5 properties. Source: Sixmaps, NSW Spatial Services.

### 1.3 METHODOLOGY

This report has been prepared with reference to the NSW Heritage Division publication *Assessing Heritage Significance* (2001 update) and with reference to Council's planning documents listed in the References section.

### 1.4 LIMITATIONS

This report is limited to a historic heritage assessment of the RU5 and R5 zoned areas in the vicinity of the village, as well as some individual items in the surrounding R1 zoned areas. It does not include an assessment of the Aboriginal cultural heritage or the archaeological potential of the site.

### 1.5 AUTHORSHIP

This report has been prepared by Jenna Reed Burns, B.Ed., Dip. Hort. (Landscape), Grad. Cert. Heritage Conservation.

The 2021 *Historic Heritage Assessment (of) Brunswick Heads Proposed Conservation Area* by Clarence Heritage was closely referred to when compiling this report, and the author would like to thank its author, Council's Heritage Officer Deborah Wray, for her support and encouragement.

## 2. THE HISTORICAL DEVELOPMENT OF THE SITE

### 2.1 ORIGINAL OCCUPATION

While an Aboriginal history has not been provided for, it is acknowledged that the Bundjalung people had been the traditional custodians of this region for millennia before the arrival of the First Fleet in 1788 — and that their connection to this land remains unbroken.

### 2.2 HISTORICAL CONTEXT & CHRONOLOGY OF KEY EVENTS

The following chronology outlines the key events in the development of the village. Much of the information covering the early years of the village up to the 1970s was gleaned from historic newspaper articles available on Trove and the booklet *Centenary of Federation* (abbreviated below to *CoF*). Information regarding the later years (1970-the present day) came from two documents compiled by the Federal Community Centre and long-time resident, Toni Appleton. The various sources are detailed in the reference section.

60,000 years ago to present	The Widjabul Wia-Bul People of the Bundjalung Nation occupy and care for these lands and have done so for tens of thousands of generations.
15 May 1770	Captain James Cook names Cape Byron.
1828	Captain Henry John Rous, in a frigate called 'HMAS Rainbow', explores and names the Richmond River. The Wilsons River was previously known as the North Arm of the Richmond River.
Dec 1842	First cedar cutters arrive in Northern NSW by sea, via the Richmond River. ( <i>History of Lismore</i> , Lismore City Council website)
1870s	Following the Robertson Land Act of 1861, which opened up crown lands to 'free selection', many farmers from the Illawarra region of NSW start moving to the Northern Rivers, selecting parcels of land valued at £1 per acre. ( <i>Regional Histories of NSW</i> )
7 Jan 1882	Robert Davis is granted a conditional purchase (CP) of 100 acres in the Parish of Clunes, County of Rous.
25 Mar 1882	William John Bate, originally from Wollongong, is guided to the area of Federal by a cedar-getter called Daniel Withers. ( <i>Northern Star</i> , 24 Jan 1935). Bate and fellow settler William John Risley each make a conditional purchase of 500 acres in the Parish of Jasper. Robert Davis makes a further purchase of 50 acres in the Parish of Clunes on this date, and another 450 acres in late May.
1883-early 1900s	More farmers are lured to the area to select land, including Andrew Keys and Robert Hamilton King. Teams of bullocks are used to clear the land and transport timber. ( <i>CoF</i> , pp 4-8) Hospital Farm (for Lismore hospital, opened 1883) is established at Jasper. ( <i>Northern Star</i> , 22 Sep 1900)
22 Oct 1887	Parishes of Jasper and Clunes proclaimed (date noted on Parish Maps, HRLV).
1889	First dairy co-operative established at Springhill, Wollongbar. ( <i>Rich Heritage</i> , p.104)
30 Sept 1889	Inaugural meeting of the Jasper Progress Association, held at the home of Robert Davis, near Stony Creek. William Risley is elected president. ( <i>Northern Star</i> , 5 Oct 1889)
1890	Department of Education acquires a two-acre site from W.Bate for a school, but no building work commences. ( <i>CoF</i> , p.15.) Bate later repurchases the land from the Dept.
1890s	<i>Paspalum dilatatum</i> , a fodder grass species from Sth America, is widely planted on dairy farms. ( <i>Rich Heritage</i> , p. 111)
c. 1893	Federal Butter Factory built on a corner of Davis's land, behind the old store and butcher's shop, near the junction of what is now Federal Drive and Binna Burra Road. The factory was essentially a separating station, managed by George Marshall, where farmers took their fresh milk to be separated. ( <i>CoF</i> , p.10) The factory's name is thought to have been proposed by the co-operative of local farmers who were Federalist enthusiasts.



	Receiving office for mail established at Federal. ( <i>CoF</i> , p.31)
1894	Murwillumbah railway line opens, linking Casino to Lismore, Ballina, Byron Bay, Mullumbimby and Murwillumbah. It is one of two branches off the North Coast Line.
1895	The North Coast Creamery (Norco) is established, with a factory at Byron Bay. ( <i>CoF</i> , p.10)
July 1895	After agitation by settlers, tenders called for the building of a school at Jasper, near Federal Factory, Brunswick Road, on a new two-acre site donated by William Keys. ( <i>Northern Star</i> , 17 July 1895)
1896	Jasper Public School opens. J.B.May from Condoblin is the first headmaster. The small school building — built in pit-sawn local rainforest timbers — measures only 18ft x 15ft, with a 6ft deep front verandah. ( <i>CoF</i> , p.15)
Late 1898	Risley transfers a parcel of land to three trustees as tenants-in-common for the purpose of building a School of Arts. Davis offers land for a Protestant Hall which is built in Robert Street (now the continuation of Federal Drive, heading south), near the Federal Butter Factory. ( <i>Northern Star</i> , 4 June 1898). The Hall is used for regular religious services by all denominations (except Catholic), until churches are erected. ( <i>CoF</i> , p. 43) The Orange Lodge also met there, and the Jasper Progress Association sometimes. ( <i>Old Time Country Halls</i> , p. 140)
2 Jan 1899	School of Arts officially opens. ( <i>Northern Star</i> , 4 Jan 1899)
Mar 1899	Federal (mail) Receiving Office in Robert Street is converted to a Post Office. ( <i>CoF</i> , p.31)
Early 1900	General store opens in Robert Street, owned and operated by A.J. Lewis. Lewis takes over Post Office duties, with his brother (Tom) as post master. In October, a telephone line is installed. ( <i>CoF</i> , p. 32)
Aug 1900	Federal Cricket Club is formed, with William Risley as president. ( <i>Northern Star</i> , 4 August 1900) (N.B. The ends of a concrete cricket pitch are still visible on the currently vacant block on the corner of Rose's Rd and Federal Drive.) A blacksmithery opens on Robert Davis's land, fronting Robert Street. (It subsequently burnt down in November 1913 – <i>Northern Star</i> , 19 Nov 1913). W. J. Bate appointed as the area's first JP.
Jan 1901	Tender awarded to D.A.Elliott for the mail run (Eltham, Clunes, Eureka, Federal, Coorabell, Bangalow and back to Eltham), which is operated by horse and sulky six times a week. ( <i>CoF</i> , p. 32)
15 Mar 1902	Opening of Federal School of Arts' new wing (comprising a reading room and library) by R.D.Meagher, M.P. ( <i>Northern Star</i> , 12 Mar 1902)
c. 1904	Push to open a public inn in Federal is abandoned after residents object due to the proposed inn's proximity to places of worship and the school. ( <i>CoF</i> )
Aug 1905	Work commences on the Schoolmaster's house. ( <i>Northern Star</i> , 21 Aug 1905) Prior to this, school teachers lived in a cottage on nearby W. E. Shackel's land. ( <i>CoF</i> , p. 15)
1906	Name of village officially changed from Jasper to Federal after a group of residents petition parliament. ( <i>Northern Star</i> , 9 July 1948)
28 Apr 1906	Risley and family leave Federal for Cooran, Qld, but retain interests in Federal. ( <i>Northern Star</i> , 28 April 1906)
10 Nov 1906	Jasper Progress Association receives notification of funds (£8) having been put aside for the building of a bridge over Wilsons Creek. ( <i>Northern Star</i> , 10 Nov 1906)
24 Nov 1906	Tender accepted to build new Jasper public school
1907	Bridge over Wilson's Creek is built sometime this year. ( <i>Northern Star</i> , 12 Dec 1907) A new, larger school building opens; the original school building is used as a shelter shed. ( <i>CoF</i> , p.16) Large creamery opens in Byron Bay. Cream from the Federal area is conveyed by horse-pulled wagons to Binna Burra Station by K. Lewis and Harry Virtue. ( <i>CoF</i> , p.11)
May 1909	Frederick Carmont, of Casino, purchases the general store from Mr Lewis' widow. ( <i>The Star</i> , 29 May 1909)
28 May 1909	Methodist Church opens on ¼ acre of land donated by William Keys, opposite the school. The first resident Minister was Rev. J. Bathgate. ( <i>Methodist</i> , 19 Jun 1909)
23 Jul 1909	Holy Trinity Anglican Church, next to Federal School of Arts, is opened by Bishop of Grafton and Armidale ( <i>Northern Star</i> , 28 Jul 1909).

5 Oct 1909	Presbyterians allowed to use the Methodist Church for a monthly week-night service. (CoF, p.26)
1910	Stage and dressing rooms added to School of Arts building. (CoF, p. 28)
June 1910	The Federal Tennis Club was formed, with the court being built in the 'School of Arts paddock'. (Northern Star, 23 June 1910)
1911	Supper room (also used as a billiards room) added to School of Arts building. (CoF, p. 28)
c. 1913	Basil Skelton purchases a motor lorry as a cream carrier. He also uses it for furniture removals. (CoF, pp.11 & 12)
1914	Outbreak of WWI. A co-operative butter factory commences at Binna Burra. Skelton commences milk run from Goonengerry, via Federal, to the Norco Factory at Binna Burra — which he continues for the next 37 years. (CoF, pp.11 & 12)
1915	The first motor car — an early model Ford — arrives in the area, owned by J. O'Sullivan. (CoF, p. 37)
1918	End of WWI.
18 Nov 1920	Fire destroys the Federal General Store and Post Office on Robert Street. (Northern Star, 24 Nov 1920)
Early 1920s	New Federal General Store and Post Office opens nearby, run by T.W.Blackwell. (CoF, p.32)
1926	Telephone bureau opens at Federal PO. (Northern Star, 2 Jun 1926)
1929-39	The Great Depression.
1939	Andrew Keys officially opens the new Keys Bridge over the Wilsons River in 1930 (CoF, p44)
Sept 1939	Outbreak of WWII.
1943	The Protestant Hall is sold and moved to Cowlong to be used as a Methodist Church. Proceeds donated to the Federal-Goonengerry Branch of the Red Cross. (CoF, p.43) The original Jasper school building is demolished. (CoF, p.16)
1945	A second two-acre portion behind the school is granted to the Department of Education for use as a grazing paddock for the students' ponies. (CoF, p.22) End of WWII (September)
Late 1948	Federal is connected to the Electricity Grid. (CoF, p.43)
c.1950	Second store opens on Albert Street with William Willmer as the owner.
1953	Major renovations of the School of Arts building undertaken, with costs covered by public donation. (CoF, p.29) General store and storekeepers house, on 2 ac 26 perches, to be sold at auction on 27 May 1953. (Northern Star, 20 May 1953)
1954	General Store and Post Office transfers to new premises on Albert Street. (CoF, p.32)
1956	Federal Rural Youth Club established. (CoF, p.64)
May 1958	Federal manual telephone exchange becomes automatic. (CoF, p.32)
Oct 1960	Methodist church irreparably damaged in wind storm. (CoF, p.26)
1960s	Dairy industry shrinks. Some farms switch to beef cattle and the first large-scale macadamia orchards planted.
26 Aug 1961	Replacement Methodist church opens, erected on a new site near the T-intersection. (CoF, p.27) Les Davis exchanged grounds and rebuilt the church on the grounds of the Protestant Hall. (Old Time Country Halls, p. 140)
1973	Aquarius Festival held at Nimbin, resulting in the rise of alternative cultures in the district and a new influx of settlers. (History of Lismore, Lismore City Council website)
1974	Rural recession and collapse in the beef market. (CoF, p.11)
1976	Government funds used to add two small rooms and a septic system to School of Arts building. (CoF, p.29)
June 1977	Methodist Church combines with Presbyterian and Congregational Churches to be known as the Uniting Church. (CoF, p. 27)
1978	Closure of Federal school following a fall in enrolments. (CoF, p.17)
	<i>*Unless otherwise noted, the following information was gleaned from two documents: 'A Rough History of the Development of the Village and Surrounds' by Toni Appleton, 2015 and 'The Recent History of Community Action in Federal Village', by the FCC.</i>

May 1980	Federal school building moved to Clunes to be used as a school building. Residents persuade the Dept of Education to allow the schoolmaster's house to remain for use as a preschool and the two-acre Crown Land lot (where the schoolroom and house stood) was handed to Council in Trust for use by the community and renovated. The pony paddock was not included in this agreement (it is described as a public reserve on Council records).
1982	The Rose family decide to develop their land. Their farm included land on the eastern side of the main street and extended along Binna Burra and Coorabell Roads (including what is now Federal Park, Roses's Road, Wean Way and the home paddocks opposite the T-intersection of Federal Drive and Binna Burra Rd). The bulk was purchased by a developer, who develops large lot residential allotments along Coorabell and Binna Burra Rds. Centenary of Federal celebrations include horse races on the vacant land opposite the General Store.
1986	Federal Community Centre Inc. (FCC) created by residents, many of which were involved with the setting up of the preschool. Uniting Church moved to Eureka to become the Uniting Church Hall (attached to Hinterland Church?). ( <i>Old Time Country Halls</i> , p. 140)
1987	The Year of Shelter for the Homeless. The Federal Community Centre negotiate to purchase the site (adjacent to the Tin Shed) from the Uniting Church. The land is subdivided and two houses built under the NSW government Homefund Scheme.
1988	First part of Rose's Road is subdivided and developed.
Mid 1989	Federal is designated a 'controlled growth area'. Some surrounding rural land is rezoned for rural residential subdivision.
Early 1990s	Development of Coachwood Court and Lizray Road subdivisions.
1993	Covered verandah added to School of Arts building.
1995	FCC persuades Council to purchase the land for Federal Park.
1999	Second part of Rose's Road is subdivided and developed. DA approved for Federal Park. Development of the second part of Rose's Rd begins.
Aug 2001	Federal Park planted out with 3000 rainforest trees ( <i>Northern Star</i> , 8 Aug 2001)
Late 2003	A 100+ year old Coolamon tree behind the School of Arts building is felled due to storm damage and subsequent disease. ( <i>Northern Star</i> , 29 Nov 2003) The equally venerable Moreton Bay Fig remains standing.
May 2004	Services cease on the Murwillumbah railway line.
2012	Federal Hall Committee drives the fund-raising for the purchase of the Anglican Holy Trinity church as a community-owned facility. The church and the School of Arts building (now known as the Hall) are renamed collectively as Jasper Corner.

## 2.3 HISTORICAL MAPS

The only historical maps found when researching this report were parish maps. As the boundary between the Parishes of Clunes and Jasper runs through the village, maps for both parishes were consulted.

The earliest of these located to date is a cadastral map of Tibian Valley, Parish of Jasper, dated 1891, but it reveals little about Federal, apart from showing the extent of Risley's land. Parish of Clunes maps are more informative in regards to the village, as the area around the T-intersection of what is now Federal Drive and Binna Burra Road, including the school site, is in this parish.

Of the Clunes Parish maps the earliest located is dated 13 July 1896 (see Figure 3). The only indication of a village is the presence of a Butter Factory, which is noted in the top right-hand corner of land belonging to Robert Davis (west of the T-intersection). A large area of land to the east — covering the selections of W.F.Keys, A.Moffit, W.E.Shackel and W.Hicks, and including the site of the school — is marked 'Special Area'. The school site (which stands on Crown land) is coloured dark blue.

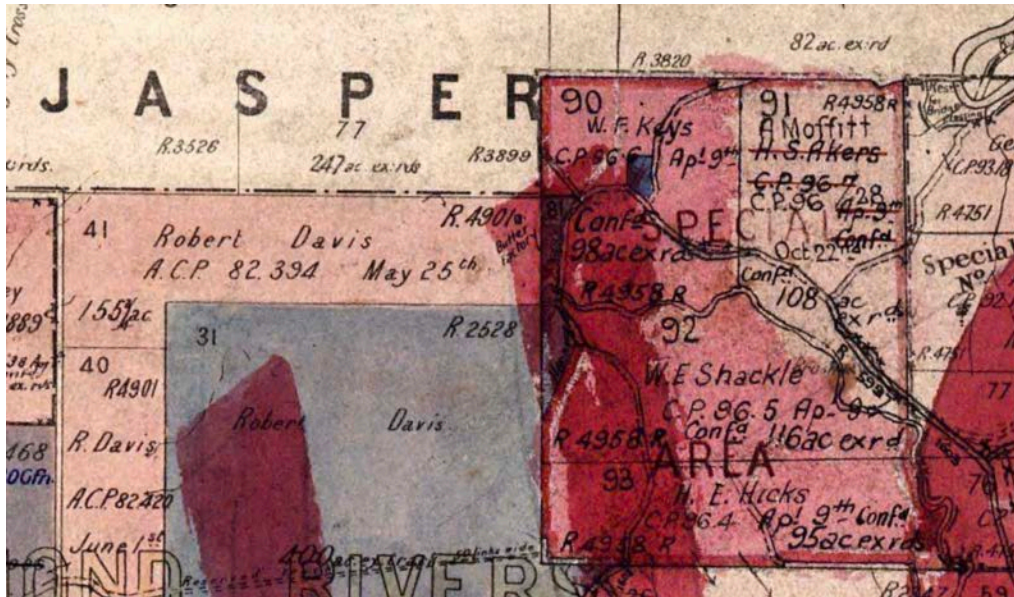


FIGURE 3: Detail from Clunes Parish Map dated 13 July 1896. Source: Historical Land Records Viewer, NSW Land Registry Services

In the Clunes parish map of 25 March 1904 (see Figure 4), the word “Jasper”, in inverted commas, is noted beside the southern end of what is now called Coorabell Road. The “Federal” Butter Factory is also noted.

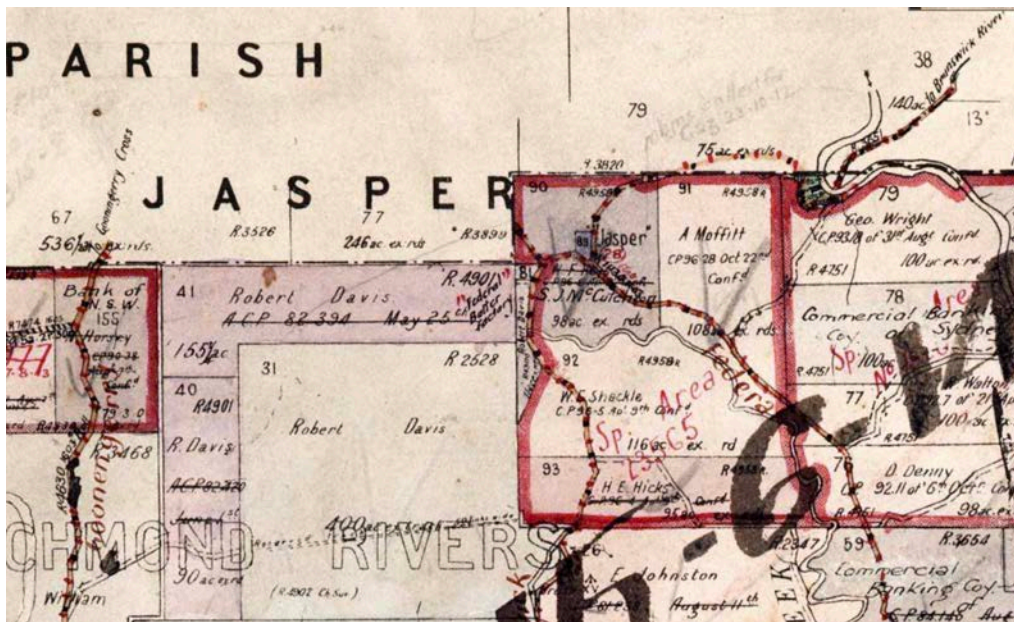


FIGURE 4: Detail from Clunes Parish Map dated 25 March 1904. Source: Historical Land Records Viewer, NSW Land Registry Services

The word Federal appears on parish maps for both Jasper and Clunes produced in 1905 (see Figures 5 and 6). On the latter, Jasper P. Sch is named at the junction of what is now Binna Burra and Coorabell Roads. The “Federal Butter Factory” is also again noted on this map, located on portion 81, belonging to Robert Davis, on the western side of the T-intersection of what is now Federal Drive and Binna Burra Roads.

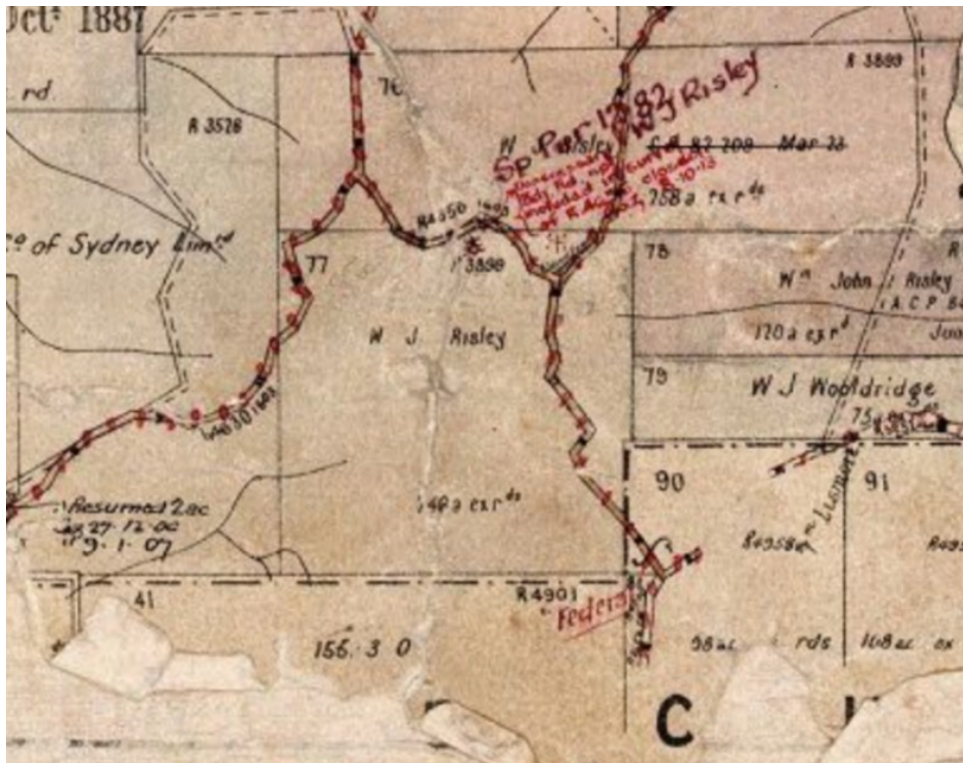


FIGURE 5: Detail from Jasper Parish Map dated 1905. Source: Historical Land Records Viewer, NSW Land Registry Services

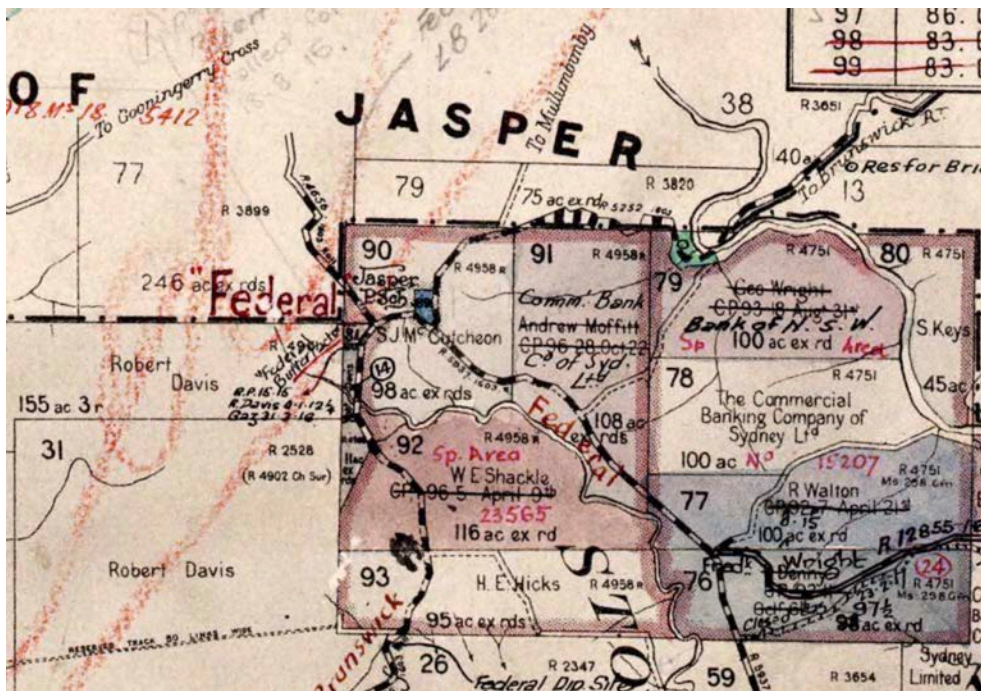


FIGURE 6: Detail from Clunes Parish Map dated 1905. Source: Historical Land Records Viewer, NSW Land Registry Services

## 2.4 HISTORY OF FEDERAL

Federal stands on land that was originally part of the Big Scrub — 75,000 hectares of lowland subtropical rainforest. Much of it, including the area where Federal now stands, was (and still is) home to the Widjabul Wia-Bul people of the Bundjalung Nation who had lived on and cared for this

country for tens of thousands of years. Pathways through the Big Scrub linked their ceremonial and initiation grounds, men's and women's places, areas of seasonal plenty, and the stories associated with the most spiritually significant features of the landscape. Every place was named.

This significant and richly bio-diverse landscape was transformed from the mid 1800s by Europeans, who cleared almost all of the rainforest in little over half a century. The first Europeans who moved through the area were the cedar-getters and they only ventured into the Big Scrub after they had exhausted the timbers in more accessible areas. Then came the farmers, many from the South Coast of NSW. They had heard of the excellent and fertile red-brown soils and they quickly established dairy farms and banana plantations. Men from China and the Punjab also worked on these farms until the Immigration Restriction Act (which formally established the White Australia Policy) came into being on 23 December 1901.

The first European settlers who selected land in the area were farmers Robert Davis; William Risley, from Camden; and William John Bate, from Wollongong. According to Bate's obituary (the *Northern Star*, 9 July 1948), he was guided to the area by a cedar-getter called Daniel Withers in March 1882. Other early dairy farmers to settle in the area that now makes up Federal included Robert King, William and Andrew Keys and W.E.Shackel (misspelt as Shackle on the Parish maps).

As noted in the previous section, parish maps show a settlement at the junction of Old Brunswick Road (now Federal Drive) and Binna Burra Road, straddling the boundary of the Parishes of Jasper and Clunes, in the early 1890s. Federal, which was then known as Jasper, is one of a handful of villages that sprang up along Old Brunswick Road, the oldest road in the Byron Shire, which linked Lismore to the Brunswick River. By 1893 a butter factory had been established in the village (*Northern Star*, 24 Jan 1935) and tenders were called for the erection of a school building on Crown Land at Jasper the following year (*Northern Star*, 17 July 1895).

According to *Place Names of the Tweed, Brunswick and Upper Richmond Regions*, the original name for the settlement (and presumably the parish also) came from many early settlers who hailed from the Jasper valley on the South Coast of NSW. But this name for the village did not survive for long. While the school retained it until 1906 (and the Jasper Progress Association until WWI), the Butter Factory was always known as the Federal Butter Factory, named by the co-operative of local farmers and Federalist enthusiasts who set it up, and eventually the village came to be known as Federal as well. An obituary for early settler Andrew Keys (*Northern Star*, 9 July 1948) states that he was a member of a delegation of local residents who took a petition to Parliament to have the village's name changed from Jasper to Federal.

By 1909, the Wise's NSW Telephone Directory lists 61 people living in the wider area of Federal. Most were farmers, but there were also two blacksmiths, a butcher, a storekeeper/postmaster and a teacher. In the 1920s two tick inspectors joined the community and, in the 1940s, the owner of refreshment rooms is listed. As well as these trades and services, the booklet published to mark the centenary of Federal notes that over the years there were saddlers, fruiterers, builders, engine repairers, dressmakers and hairdressers. Wise's Directory shows that the population waxes and wanes with the times, swelling in the 1920s and 1930s and then halving in the 1940s and 1950s, following the outbreak and aftermath of the Second World War.

The village originally consisted of a string of shops, workshops and cottages lining the western side of Robert and Albert Streets (now both renamed as Federal Drive), plus the two timber-clad civic buildings on the eastern side of Albert Street. Timber farmhouses, dairy bails and piggeries dotted the surrounding hills, standing on land parcels of around 100 to 150 acres. Examples of these buildings still exist both within the village zone itself and the wider area that constitutes Federal.

The hub of community life was (and still is) the School of Arts, which was opened on 2 January 1899. In March 1902, a new wing comprising a reading room and library was annexed. It housed more than 1000 books, newspapers and magazines, and was organised by a diligent volunteer librarian, Alf Chittick. In 1910 a stage and dressing rooms were added, and the following year the building was extended again with a supper room, which was also used for playing billiards. A silent picture was screened weekly by Bert Claydon, with music played by Grace and Phyllis Hawkins (*Old Time Country Halls*, p. 142). Two honour rolls with names of men who served in the two world wars and the Vietnam war hang on the walls. The building was given a major renovation in 1953, with costs covered by public donations (*Centenary of Federal*, pp. 28-29). In 1976, the Government Red Scheme added a septic system and two small rooms (*Old Time Country Halls*, p. 142). Over the years the building has hosted balls and dances, concerts, plays, parties, table tennis and indoor bowls competitions, fashion and fancy dress parades, film nights, farewells and the meetings of various clubs, including those for debating, drama, cricket and tennis. Following the 2007 *Byron Shire Community-based Heritage Study*, both the School of Arts building and the adjacent church were made local heritage items.

## RECENT HISTORY AND CONTINUED COMMUNITY ACTIVISM

Federal is noted for its strong community spirit, which has achieved much on behalf of the residents. The early European settlers fought hard for their public buildings, raising money to construct a public school, the School of Arts building, another hall and two churches.

Following the closure of the school in 1978, in May 1980 the school building was moved to Clunes. A group of committed locals fought for the retention of the schoolmaster's house (built late 1905) for use as a preschool. After renovations to comply with fire and safety standards were completed — with much of the work done by voluntary labour — the preschool opened. This group of locals, now named the Federal Community Centre Inc, was also responsible for the construction of two houses on the Methodist church site in 1987 to mark International Year of Shelter for the Homeless and the creation of Federal Park in the early 1990s, on land set aside for public space when the Roses Rd subdivision was completed. In 2012, the Hall Committee raised funds for the purchase of the Anglican church for community use. The School of Arts building and the old church now form a community centre known as 'Jasper Corner', and a Heritage Conservation Plan for these buildings was adopted by Council in 2013.

## 2.5 HISTORICAL PHOTOGRAPHS



FIGURE 7: Empire Day, Federal, c.1903. Source: *Centenary of Federal 1882-1982*



FIGURE 8: View of Albert Street (now Federal Drive), dated 1915, with a cream carrier making his way along the road. Risley's Hill, almost completely cleared of vegetation, rises up behind the street. The church, with its young fig tree behind it, is visible on the right. Source: Richmond River Historical Society.



FIGURE 9: View south, c.1915, to the School of Arts, with the Holy Trinity church and its Moreton Bay Fig tree behind. Source: Richmond River Historical Society.





FIGURE 10: Jasper Public School, 1901. The original school was one 18'x15' room, with a 6ft verandah. All of the timber was pit-sawn from local trees. The building was demolished in 1943. Source: Richmond River Historical Society.



FIGURE 11: Jasper Public School and school children, teachers and members of the community, 1901. Source: Richmond River Historical Society.



FIGURE 12: School children outside the new, larger Jasper school, c.1907. This school building was moved to Clunes in 1980, to be used as a school building. It is now leased office accommodation. Source: Richmond River Historical Society



FIGURE 13: Schoolmaster's Cottage, photo dated 1909. Source: *Centenary of Federal 1882-1982*



FIGURE 14: Federal Public School, 1909. Source: Richmond River Historical Society



FIGURE 15: Picnic Party leaving Federal, taken in front of the general store in 1907. The first store was built by A.J.Lewis and opened c.1899. Just visible behind the store building is what was possibly the storekeeper's cottage. Source: *Centenary of Federal 1882-1982*



FIGURE 16: Frederick Carmont took over the general store on Robert Street in 1909. The picturesque store with a double gable burnt down in November 1920. Date unknown. Source: *Centenary of Federal 1882-1982*



FIGURE 17: The Protestant Hall, built in 1898-1899 in Robert Street, on land donated by Robert Davis, and early settler and staunch Methodist. Photo taken by Cedric Dunstan, former resident of Federal. Source: *Centenary of Federal 1882-1982* and *Old Time Country Halls*.



FIGURE 18: Methodist Church, opened in 1909. It was badly damaged in a storm in 1960 and demolished. Source: *Centenary of Federal 1882-1982*



FIGURE 19: A bullock team, owned by Victor Johnston of Federal, dated 1914. Source: *Centenary of Federal 1882-1982*



FIGURE 20: Carmont's delivery wagon, driven by Frederick Carmont's sons, Mervyn and Viv, 1914. Source: *Centenary of Federal 1882-1982*



FIGURE 21: Two Federal farmers (H. Whittall and Alf Flynn), c.1914. Source: *Centenary of Federal 1882-1982*



FIGURES 22 & 23: Cricket at Federal, both photographs undated. The ends of a concrete cricket pitch are still visible today on either side of a mound of earth (home to three self-seeded camphor laurel trees) that was dumped on the now-vacant block on the corner of Roses Road and Federal Drive when the first part of the Rose's Road subdivision was created in 1988. Whether that site was once the cricket field shown in the above photographs is not known. Source: Richmond River Historical Society



FIGURE 24: School of Arts, photo dated 1936. Source: *Centenary of Federal 1882-1982*



FIGURE 25: School of Arts Committee, c. 1915. Standing: N. Holmes, Joe Turner, Jim Johnston, Alf Flynn. Seated: T.A. Brooke, High Chittick (snr), Walter Dunsten, President, and the owner of the General Store (Frederick Carmont). Source: *Centenary of Federal 1882-1982* and *Old Time Country Halls*, p. 143.



FIGURE 26: The new Uniting Church is opened, 26 August 1961. It was erected on or near the site of the original Federal Butter Factory. Source: *Centenary of Federal 1882-1982*

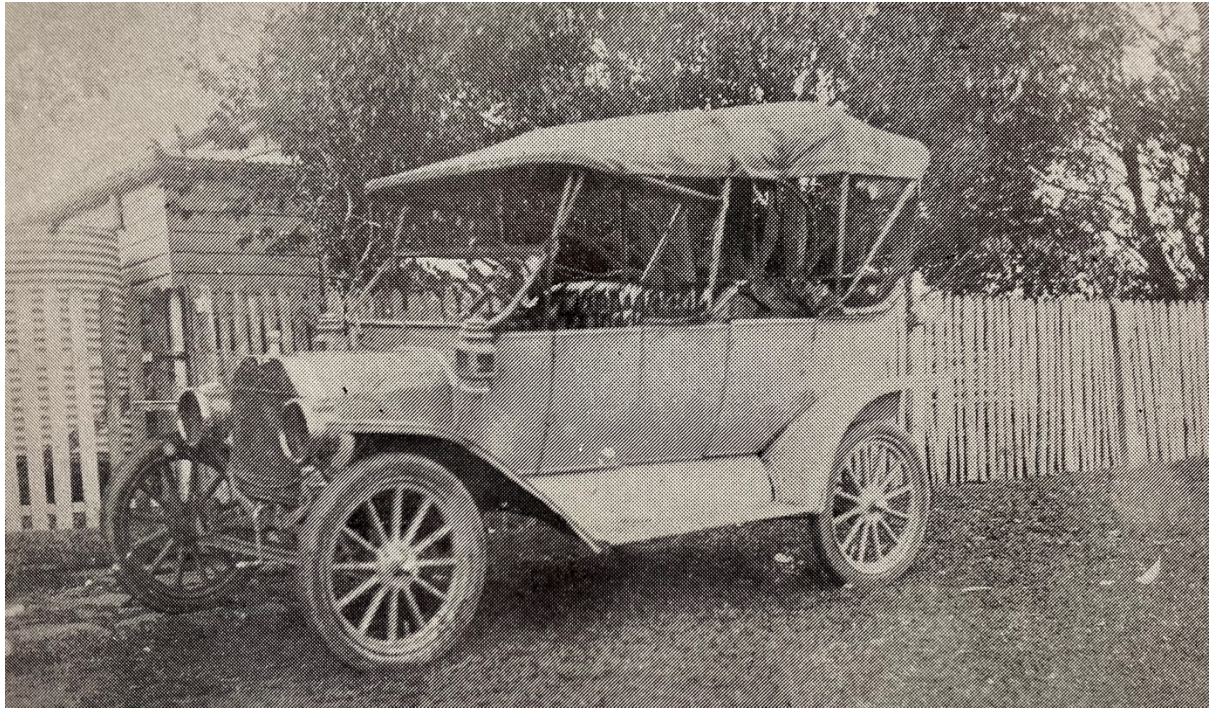


FIGURE 27: Herbert Claydon's model T Ford, c.1922. Claydon, an engineer and mechanic, was the owner of the Tin Shed on the corner of Federal Drive and Binna Burra Rd. Source: *Centenary of Federal 1882-1982*



FIGURE 28: Basil Skelton in his motor lorry, an International truck which ran on solid rubber tyres, c.1915. In this truck he did a regular cream run from Goonengerry, via Federal, to the Norco Factory at Binna Burra for 37 years. He also used the truck as a furniture removalist van. Source: *Centenary of Federal 1882-1982*





FIGURE 29: View north along Albert Street (Federal Drive) to Risley's Hill, c. late 1970s. The dairy bails and the farmhouse on Risley's Hill can just be seen on the right-hand side. The church and its now much larger fig tree is on the left.  
Source: *Centenary of Federal 1882-1982*

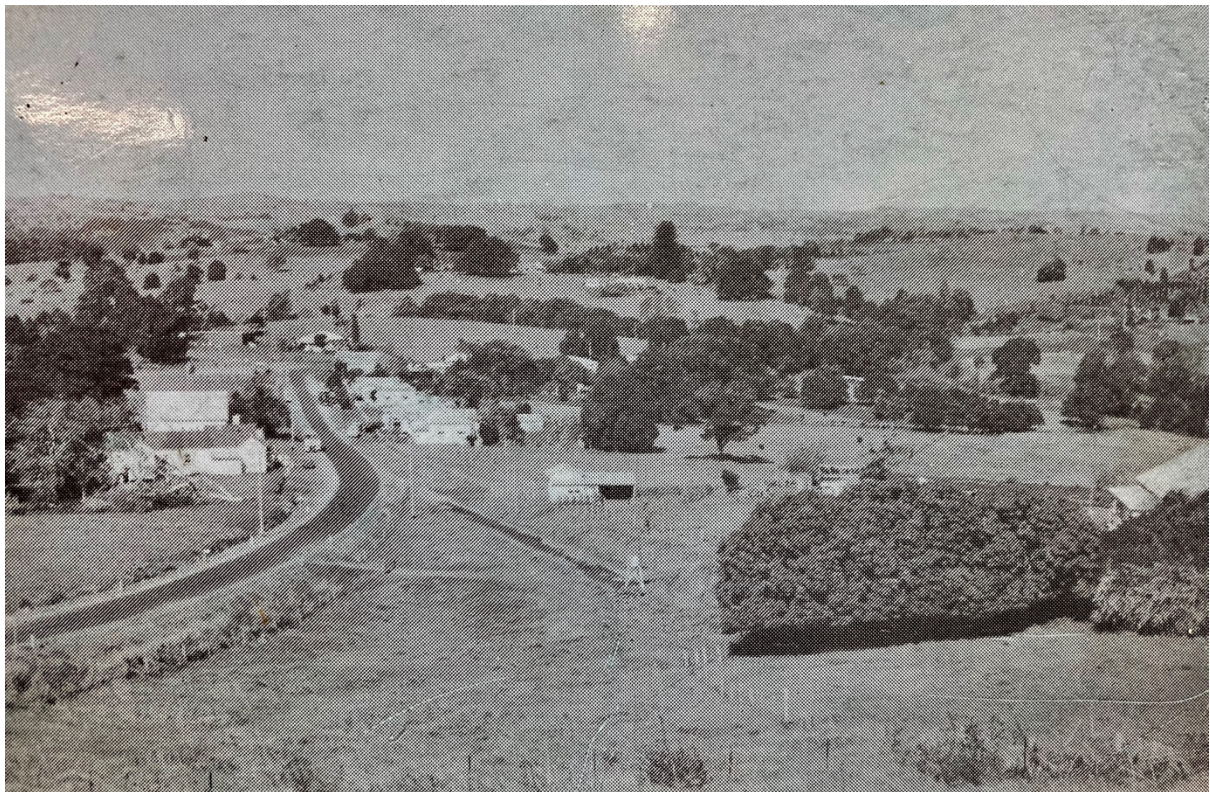


FIGURE 30: View south from Risley's Hill over the village, c. late 1970s. Source: *Centenary of Federal 1882-1982*

## 2.6 FEDERAL VILLAGE TODAY

Federal village's beginnings as a functional service centre in the late 19<sup>th</sup> Century for the surrounding farming community — set amidst the rolling hinterland hills and river valley topography — give the village an aesthetic appeal that today is deeply connected to the ecological history of the area. This is attracting many new residents and the population of greater Federal is expected to increase significantly over the next 20 years as new residential developments are constructed. According to the Byron Shire Residential Strategy December 2020, Federal is expected to contribute an additional 430 dwellings by 2036, though the lack of connection to town water will remain a constraint on development. Because of the existing commercial premises, and the fact that the village is a transport hub for local buses, Federal also has an important role as a service centre for the surrounding smaller communities, such as Eureka, Goonengerry and Coorabell.

While there is an eclectic mix of building types existing in Federal that span nearly 140 years, the main street of the village contains many original weatherboard cottages and surrounding streets feature other historic cottages that have been relocated to Federal in recent decades. Together, these timber-and-tin dwellings, dating back to the late 19<sup>th</sup> and early 20<sup>th</sup> Centuries, give Federal a distinctive historic character.

Within the village, there are three defined residential areas. Firstly, there is the main street, which not only contains a small number of commercial buildings and open space (Federal Park), but also a number of original residential cottages.

Secondly, there are the more recent residential subdivisions, accessed from three small cul-de-sacs: Coachwood Court, which curls off Federal Drive to the west; Roses Road, which swings off to the east, and; Wean Way, which leads off Coorabell Road. These areas comprise the RU5 Village Zone (see Figure 31) and a number of houses in these three streets are relocated Queenslander-style buildings. Within the designated village area there is currently only one largely vacant site (403 Federal Drive) that has been approved for residential subdivision, thus limiting the scope of expansion within the RU5 village centre zoning.

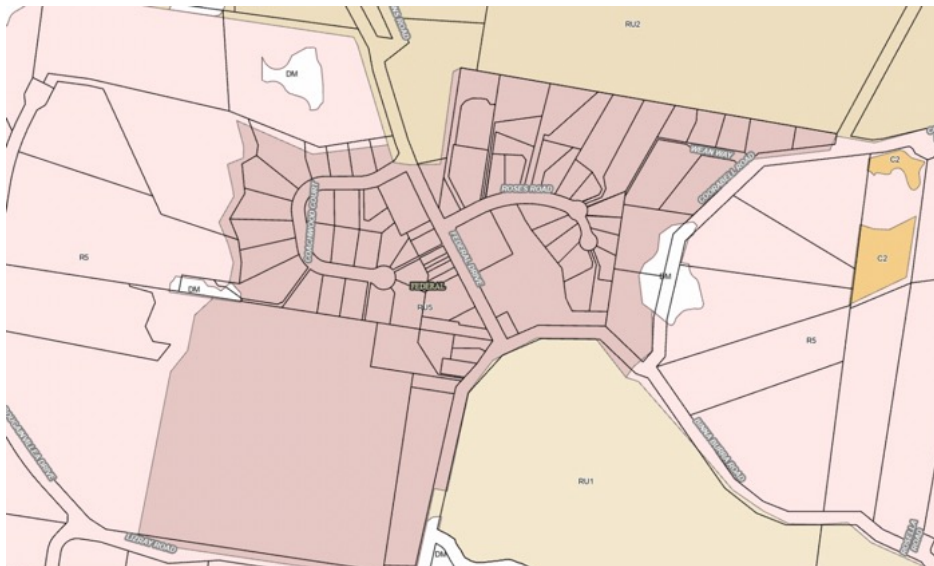


FIGURE 31: The darker coloured central area is the Federal Village zone (RU5). Source: Federal Masterplan 2022

Federal's third distinct residential area is the R5 Large Lot Residential zoned land that surrounds the village centre. This area contains some original farmhouses, as well as some relocated historic buildings and also contemporary houses. This was the area that was the subject of the Federal Masterplan. (See Figure 32.)

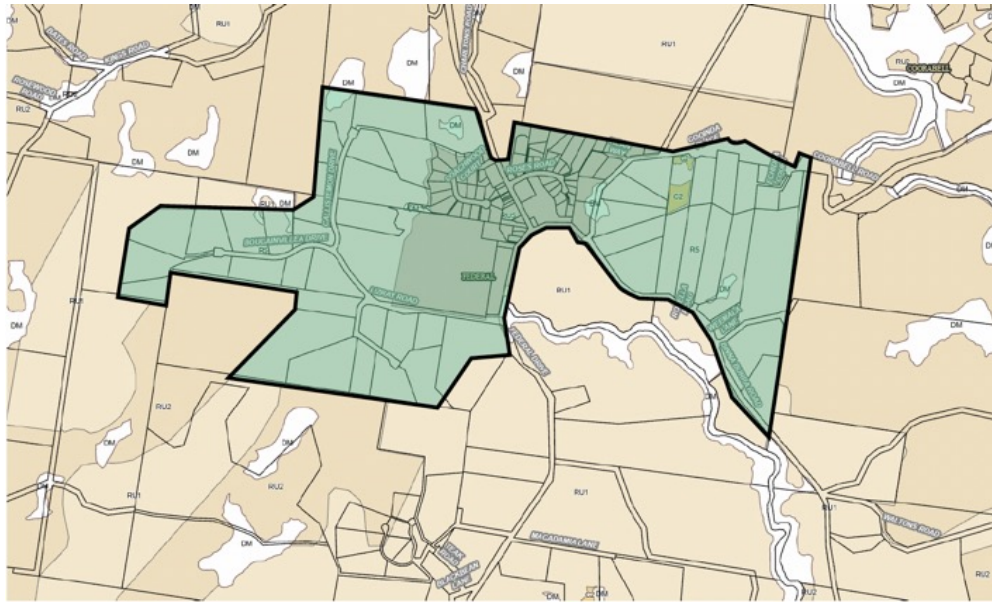


FIGURE 32: The Masterplan for Federal Village covers the main village area (RU5), as well as the surrounding R5 large lot residential blocks. Source: Federal Masterplan 2022

## 2.7 CHARACTER STATEMENT

The village's existing built character, as well its desired future character, are described in the following Character Statement that is included in the Federal Masterplan:

*Federal is a low-rise community surrounded by an undulating hinterland that also bears its name. At the centre of the village, residential blocks on recent rural subdivisions are accessed from curved cul-de-sacs. Bordering the village are small acreage allotments, which, in turn, are fringed by working farms and stretches of regenerating bushland.*

*At the heart of Federal village is a small commercial strip. Shops and services cater primarily to the needs of the residents of both the village and its outlying areas, as well as the visitors drawn to Federal. On the other side of Federal Drive is parkland and open space with thriving rainforest plantings and an ephemeral creek, along with community-owned assets including a tennis court and a child-care centre. Here are also two of the oldest buildings in the village — an 1899 School of Arts hall and an adjacent repurposed church, built in 1909 — that together provide a well-used and loved community hub.*

*Almost all the village's buildings are single-storey and most are clad in timber with pitched metal roofs, eaves and protected verandas. Some of these timber-and-tin buildings date back to the early 20<sup>th</sup> Century when selectors settled here and cleared the Big Scrub to make way for dairy farms. Newer housing stock features lightweight cladding or brick, which is sometimes bagged or rendered. All are self-sufficient in terms of water collection and wastewater treatment. Allotment sizes vary, but allow for lush gardens that screen the buildings from each other.*

*Throughout the village, which is interlaced with greenery, development is low-rise and small-scale. Accessible paths for walking and cycling wander through the parkland and connect the village to its outskirts. Wide streets are lined with native trees, including the main street, which is the bustling heart of the community. Here the street's layout and its extensive landscaping calm the traffic and provide shady places for people to gather.*

### 3. SITE ANALYSIS

#### 3.1 THE SURROUNDING AREA

The topology of the Byron Hinterland is one of rolling hills and river valleys, with rich basaltic soils and high rainfall. Undulating country surrounds the hinterland village and, while some of it has been retained as grazing land, there are also hobby farms and small acreage residential allotments, as well as stretches of regenerating rainforest and green ridge tops that provide both visual amenity and wildlife habitat corridors.

Byron Bay's hinterland villages are connected by narrow and winding country roads. The main approach to Federal is from the east via Coorabell Road, which crosses the Wilsons River a short distance from the village.



FIGURE 33: An aerial view of the village and surrounding roads. Source: Sixmaps. NSW Spatial Services

#### 3.2 THE SITE AND ITS SETTING

Federal Village is situated on a small plateau at 140m in the Wilsons River Catchment zone — the major source for Rous Water. One of the river's tributaries, Stony Creek, originates on Risley's Hill and flows through the western half of the village.

The main street, previously called Albert Street and now known as Federal Drive, slopes gently downhill from north to south. Many original timber and tin buildings line the lower end of the western side of the road, which intersects at its southern end with Binna Burra Rd to the east and the continuation of Federal Drive to the west. The built development along the western side of Federal Drive which was previously known as Robert Street continues a short way past the T-intersection in the direction of Eureka.

The village's two heritage items are situated on the eastern side of the main street, at its northern end. Federal Park, with its ring of rainforest trees, is also on this side of the street, but closer to the T-intersection. Risley's Hill overlooks the village from the northern end of Federal Drive, while a smaller ridgeline cradles the village to the west.



FIGURE 34: View south along Federal Drive, through the centre of the village, taken c.2021. The two buildings on the left-hand side of the road near the top of the frame are the two existing heritage items: the School of Arts and the original Holy Trinity Anglican Church. Source: Drone shots, taken during the master-planning process.



FIGURE 35: View of village's commercial centre on Federal Drive, near the T-intersection with Binna Burra Road, taken c.2021. Federal Park, ringed with trees, is on the left-hand side. Opposite the park is the General Store, the café (Doma) and Moonshine cafe. On the right-hand corner of the T-intersection is the Tin Shed. The land opposite the T-intersection is the original W.Keys farm, which then became the Rose farm (and is now known locally as the Peaberry farm). This farm originally comprised all of the land beyond the farm paddocks to the east and north-east, including what is now Federal Park and Rose's Rd. Source: Drone shot taken during the master-planning process.



FIGURE 36: View looking north across the extension of Federal Drive (previously known as Robert Street), west of the T-intersection, c.2021. Risley's Hill rises above the village to the north, continuing around into a ridgeline on the western side. Source: Real Estate.com



FIGURE 37: View to the east over Federal village and what remains of the Rose family's farm, c. 2021. Source: Real Estate.com

#### 4. PROPOSED HERITAGE CONSERVATION AREA & ADDITIONAL SIGNIFICANT ITEMS

The village map in the chapter relating to Federal (E6) included in the *Byron DCP 2014* shows the existing heritage items (coloured red), as well as the existing land use areas in the RU5 zone, including a non-statutory Heritage Character Area. (See Figure 38.)

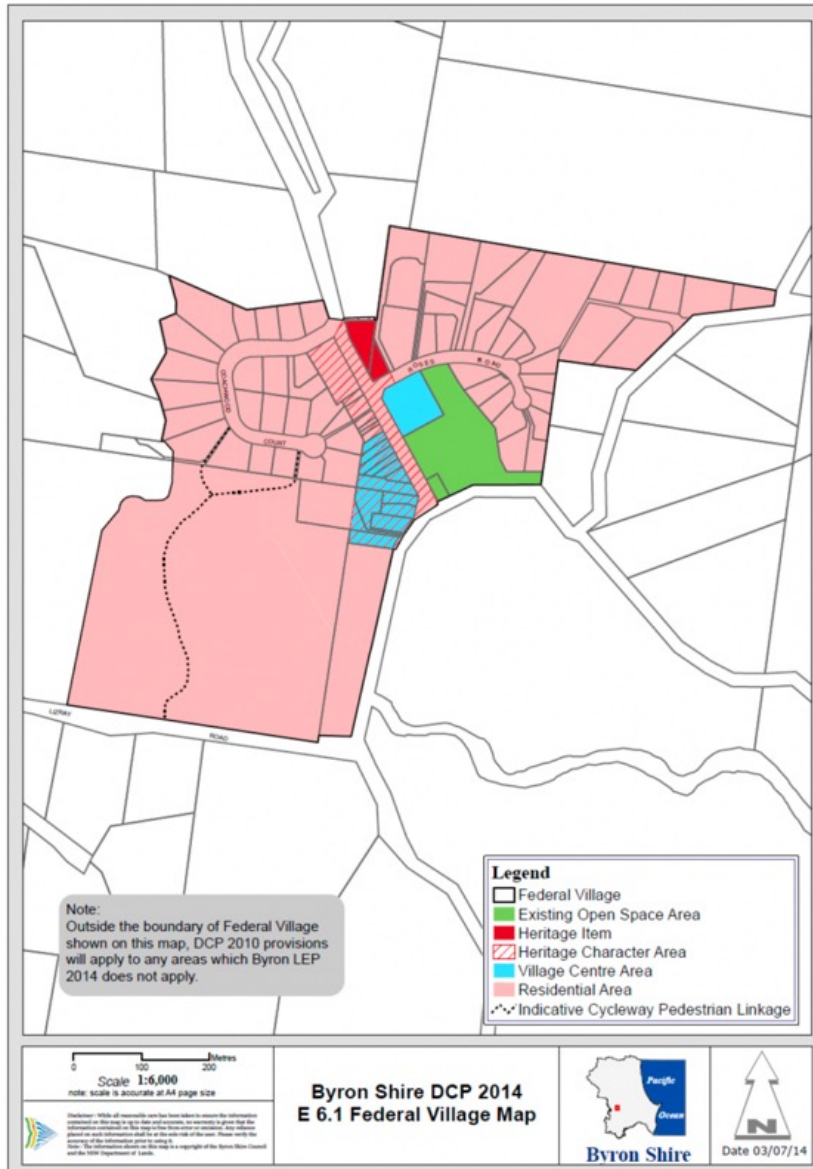


FIGURE 38: Map of Federal Village from the Byron DCP 2014, Ch. E.6.

It is proposed that the Heritage Conservation Area (outlined in Figure 39 below) will extend slightly beyond the current Heritage Character Area to include several other items. An initial site inspection of the village was undertaken by the author, another resident and Masterplan Steering Committee member, Julie Lipsett, and Council's Heritage officer, Deborah Wray, at a meeting on 19<sup>th</sup> November 2021. Further site inspections by the author have been undertaken in March and early April 2023, while preparing this report.

All properties/items that are considered to be contributory within the proposed Heritage Conservation Area are listed in the following section, as well as those items worthy of individual heritage listing. Items which were previously identified and nominated as draft heritage items in the 2007 *Byron Shire Community-based Heritage Study* are noted.

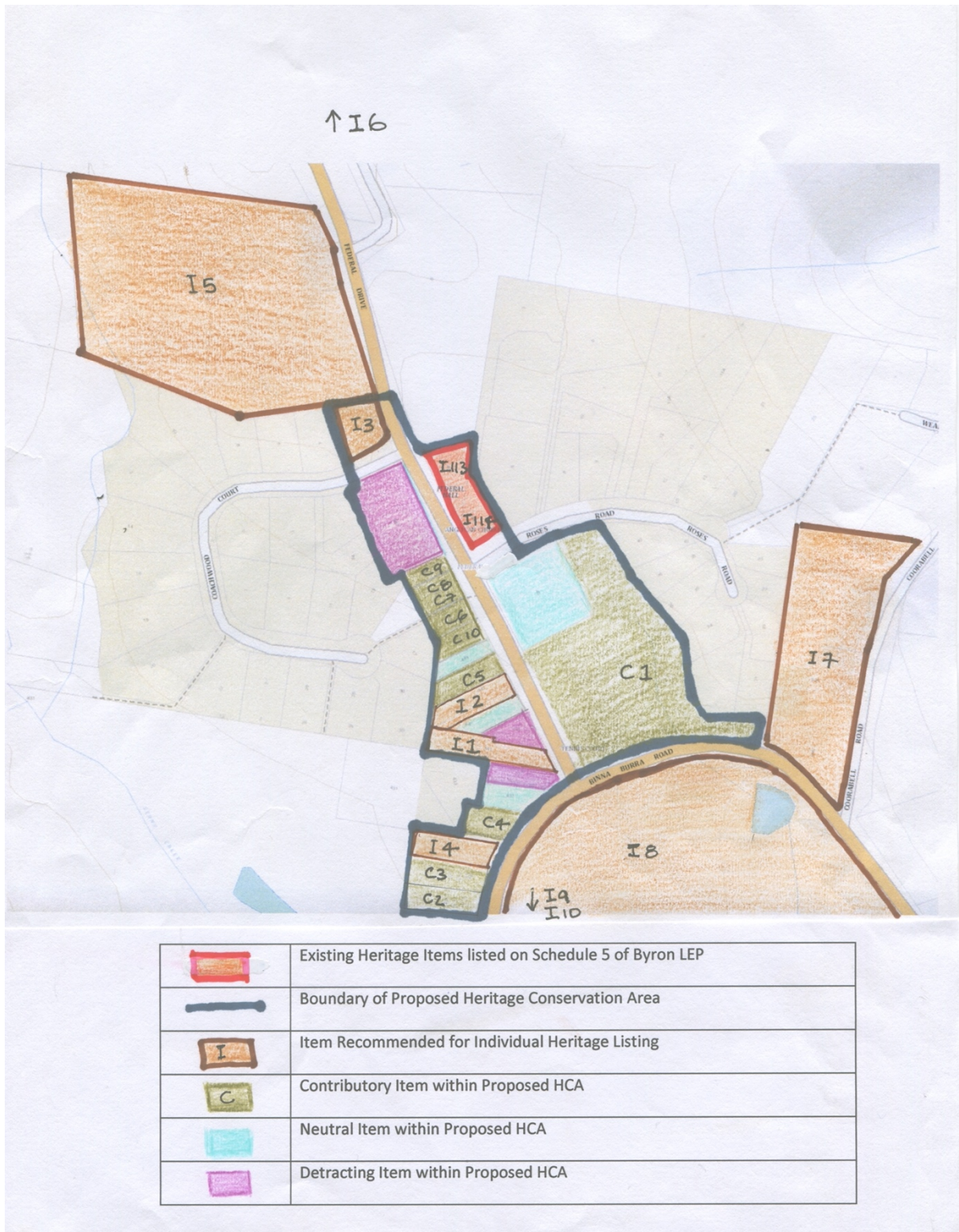


FIGURE 39: Map of Federal Village showing the boundary of the proposed Heritage Conservation Area, with Contributory, neutral and non-contributory items identified, as well as those items that are potentially worthy of individual heritage listing, including two that lie outside the boundary of the proposed HCA.



#### 4.1 EXISTING HERITAGE ITEMS WITHIN THE PROPOSED HCA

Three built items were identified and nominated as draft heritage items in the 2007 *Byron Shire Community-based Heritage Study*. Two of these were formally listed and are detailed below.

The third built item to be nominated was the Tin Shed, at corner of Federal Drive and Binna Burra Rd. This item did not proceed to listing but is nominated again and included in the Section 4.2.



FIGURE 40: Item 113 — School of Arts



FIGURE 41: Item 114 — Holy Trinity Anglican Church

N.B. The large, mature Moreton Bay fig (*Ficus macrophylla*) that stands behind Item 114 should be included in the SHI listing sheet for the church due to its documented long association (it features in historic photographs) and visual relationship with the church building. If a survey finds it is not within the allotment of the church, which is a Local Heritage Item, it is proposed that it be listed on the Significant Tree Register.

## 4.2 POTENTIAL ADDITIONAL HERITAGE ITEMS WITHIN THE PROPOSED HCA

The following items are considered to meet the heritage significance criteria as potential individual items for inclusion in Schedule 5 of the Byron LEP.

*Please note*, the information regarding the significance of each of the following items is *preliminary* in nature. If the proposal is supported by council, heritage inventory sheets will be worked up to further assess the significance of these places.

### TIN SHED

**Cnr Binna Burra Road and Federal Drive, Federal**

Lot 11 DP 1190204

(Previously 1-8946, then 1-123288)

Item No on Fig. 39: I1

**Description:** Metal shed built mid 1922 as a mechanical workshop.

**Status within HCA:** CONTRIBUTORY

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING



### History/Comments/Recommendations:

The site on which the tin shed stands was part of Portion 81, granted to Robert Davis and was originally home to the Federal Butter Factory (c.1893-unknown).

The shed was built on what was then known as Risley's Corner by Herbert John Claydon in 1922 and is where he conducted his business repairing motors and farm machinery, as well as cars, clocks and watches, until the early 1940s. A local character, Claydon was nicknamed 'Clocky' and referred to as the 'Genius of the Tin Shed'. He was considered an expert in windmill and pumping installations, and also did building and concreting.

The building is a dominant feature in the street due to its corner site at the T-intersection of Federal Drive and Binna Burra Road. Its simple, utilitarian style sets the rural, rustic tone of the village for anyone entering from the south.

The shed is rhomboidal in shape. Its interior features exposed timber trusses and a timber floor, which is not considered to be original. Behind the larger shed is a small self-contained metal building (construction date unknown) that has been used as short-term accommodation.

In recent years, the Tin Shed has been used as a retail outlet and is currently home to Subpod Aus, a small business selling home compost systems.

This item was nominated in the 2007 *Byron Shire Community-based Heritage Study* as a proposed local listed heritage item (No 8.17 — see listing sheet in the Appendix) but did not proceed at that time. However, the building deserves listing as a Local Heritage Item. It is a landmark in the village due to its form and age and demonstrates historical, aesthetic, social, associative, representative and rare significance. Discuss with owners.

**FEDERAL GENERAL STORE &  
POST OFFICE**

**447 Federal Drive**

Lot 12 DP 1234493

(Previously Lot 6 DP 8946)

Item No on Fig. 39: I2

**Description:** Early 1900s timber cottage  
with metal hipped roof.

**Status within HCA:** CONTRIBUTORY

**Heritage Status:** RECOMMENDED FOR  
INDIVIDUAL LISTING



**History/Comments/Recommendations:**

The Federal General Store and Post Office is believed to have been in near-continuous operation as a general store since the early 1950s (the shop closed for a brief time in recent years before being sold to new owners and reopened). Prior to this shop opening, the original general store was located around the corner in what was then called Robert Street (now the extension of Federal Drive, in the direction of Eureka).

The main building (excluding the extension to the south) appears to date to the early 1900s. It may have been another shop originally (possibly a fruit shop, saddler, butcher or blacksmith — all were located on Albert St at various times).

The building features prominently in the opening of the 2019 Byron Bay Brewery commercial and has helped to raise the profile of the village.

The hub of village life for almost seventy years, this item is considered to meet historical and aesthetic significance, typifying the era when the village was established and its modest, small-scale character and should be listed as a local heritage item. Discuss with owners.

Further research (including a full title search) to establish land ownership and associative significance would be helpful.

N.B. The listing should also include the palms (Alexandra, Kentia, and Bangalow) planted outside the general store and the adjacent Doma café around the 1970s, as they have become a distinctive feature in the streetscape.

**DAIRY BAILS**  
**2 Coachwood Ct (Cnr Federal Drive)**

Lot 1 DP 814436

Item No on Fig. 39: I3

Private Residence

**Description:** Original late 19<sup>th</sup>C timber-clad dairy bails with metal roof.

**Status within HCA:** CONTRIBUTORY

**Heritage Status:** DAIRY BAILS  
RECOMMENDED FOR INDIVIDUAL LISTING



Relocated early 1900s timber cottage with hipped metal roof and wrap-around verandah.



**History/Comments/Recommendations:**

The timber dairy bails standing on this allotment originally belonged to the adjacent farm house at 477 Federal Drive (which is believed to be Risley's original home — see below). The bails are a remnant of the era when dairy farming was the predominant economy in the area and are a prominent (and possibly the only) example of an original farm building within the village RU5 zone. The building is currently in poor condition with deteriorating timber cladding and water damage and it requires urgent conservation.

Dairying places and items, such as dairy bails, were recommended for listing in the 2007 *Bryon Shire Community-based Heritage Study*. (See listing sheet in the Appendix.) This, and the prominent location of these dairy bails in the village, support its listing as a local heritage item. Discuss with owners.

The Colonial-style timber cottage that shares the site was moved there after the allotment was subdivided from the adjacent farm, in the last couple of decades. The house has been extensively remodelled inside, with most of its original interior fabric removed. Its exterior is also missing key elements, such as verandah brackets and a timber stair leading to the original front door. The house has also been raised on very tall, slender metal posts, which detract from the building. Despite this, due to its age and form, the house contributes to the character of the proposed Heritage Conservation Area.

**BUTCHER'S SHOP**

**429 Federal Drive, Federal**  
 Lot 1 DP 832106

Item No on Fig. 39: I4

Commercial Premises.

**Description:** Early 1900s timber building with gable roof, with contemporary two-storey house behind. Commercial business.

**Status within HCA:** CONTRIBUTORY (front building only)

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING

**History/Comments/Recommendations:**

There is historical evidence to support the contention that a butchery has existed on or near this site since the early 1900s. According to long-term villagers, there also used to be slaughter yards and a smoking house behind the current building.

The front building was used as a butcher's shop and it retains its tiled interior. In the late 20<sup>th</sup>-Century it became a restaurant (known as 'Pogels'). The building is now used as the premises for a local food-manufacturing business ('Zest').

Alterations to the original building appear to be confined mainly to the side and rear where covered work and storage spaces have been added. Behind is a separate 1990s two-storey timber dwelling that is partially visible from the street.

The front building is considered to meet historical and aesthetic significance, typifying the era when the village was established and its modest, small-scale character.

Further research (including a full title search) to establish land ownership and possible associative significance would be beneficial.

**4.3 CONTRIBUTORY ITEMS WITHIN THE PROPOSED HCA**

The additional items on the following pages are considered to be contributory to the proposed conservation area as they contribute to the historical development and aesthetic character of the hinterland village. As such, they should be noted as contributory elements on the inventory form for the proposed Heritage Conservation Area.

*Please note*, the information regarding the significance of each of the following items is preliminary in nature. If the proposal is supported by council, heritage inventory sheets will be worked up to further assess the significance of these places. Further research on these items (including full title searches) may uncover information that elevates them to potential individual heritage listings.

**FEDERAL PARK and Tennis Court**  
**Federal Drive, Federal**  
Lot 11 DP 1003205 (Park)  
Lot 8 DP 263974 (Tennis court)

Item No on Fig. 39: C1

**Description:** Public Open Space

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

Federal Park was created in the mid-late 1990s after the Rose’s Road subdivision was established. It was designed by a long-term resident (Tony Appleton), and the Federal Community Centre has driven ongoing park improvements and fundraising (such as an annual ‘Park Party’) over the last two-plus decades.

Equipped with a playground, skate park, sculptures, picnic tables and a large, circular, open space ringed by rainforest trees, the park is a much-loved and used part of the village, providing it with a ‘green heart’ that is in keeping with the environmental concerns of the generations drawn to the area since the 1970s. It contributes to the character of Federal today.

The tennis court, which is considered part of the park despite standing on a separate allotment, is another community-owned and -managed asset. Tennis has been played in Federal since 1910, on a court built in the vicinity of the present-day one.

**HOUSE**  
**425 Federal Drive, Federal**  
Lot 2 DP 832106

Item No on Fig. 39: C2

Private Residence.

**Description:** Early 1900s timber cottage with projecting gable and hipped metal roof and L-shaped verandah.

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

This cottage is currently the last building standing on what was originally called Robert Street (now Federal Drive), on land that was part of Robert Davis’s selection. Its original purpose may have been that of a worker’s cottage, as it was located near the old Federal Butter Factory and also the slaughter yards and smokehouse of the nearby butcher. Robert Davis reputedly built all of the buildings along Robert Street and leased them out (CoF, p46).

While the verandah has been infilled, the building generally appears to be reasonably intact, with many original details, such as the L-shaped bullnose verandah roof, still in place.

The cottage typifies the era when the village was established and its modest, small-scale character and, as such, contributes to the character of the proposed Heritage Conservation Area. Further research (including a full title search) to establish land ownership and possible associative significance is required.

**HOUSE**

**427 Federal Drive, Federal**

Lot 2 DP 832106

Item No on Fig. 39: C3

Private Residence  
(bearing new nameplate 'Pearl Cottage').

**Description:** Early 1900s timber cottage with projecting gable and hipped metal roof and L-shaped verandah.

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

This 3-bedroom cottage stands on what was originally called Robert Street (now Federal Drive), on land that was part of Robert Davis's selection. Its original purpose may have been that of a worker's cottage, as it was located near the old Federal Butter Factory and also the slaughter yards and smokehouse of the nearby butcher. It may have originally been identical to No. 425 (see above), but it has recently been extensively renovated and has lost some of its original detailing (e.g. its skillion verandah roof), as well as having other new detailing added (e.g. ornate verandah brackets). Recent real estate photographs and the published current floorplan post renovation suggest, however, that the principal rooms and layout have not been altered.

The cottage typifies the era when the village was established and its modest, small-scale character, and, as such, contributes to the character of the proposed Heritage Conservation Area. Further research (including a full title search) to establish land ownership and possible associative significance would be beneficial.

**'Tyrone'**

**435 Federal Drive**

Lot 1 DP 800347

Item No on Fig. 39: C4

Dwelling, now Commercial Premises.

**Description:** Early 1900s Californian Bungalow-style timber house (bearing the name 'Tyrone') with wide gable roof and L-shaped verandah.

**Status within HCA:** CONTRIBUTORY



**History (if known)/Comments/Recommendations:**

This original timber cottage has been extensively renovated on at least two occasions. The most recent renovations in 2022-23 (to turn it into a showroom for Jatana Tiles) have removed an infill addition to the return verandah that housed an additional bathroom.

The large allotment was subdivided some time ago and an access driveway to two other properties behind the house runs along its southern side. (Historical sources suggest may have been the location of the original general store.) Nos 431 and 433 — Lots 2 and 3 — behind this house were built post-subdivision. Neither of these properties can be seen from the street, so are not included in the proposed HCA.

Despite the interventions and the recent change in use, this cottage contributes to the streetscape and the character of the proposed Heritage Conservation Area. Further research (including a full title search) to establish land ownership and possible associative significance would be beneficial.

**DOMA CAFE****447 Federal Drive**

Lot 12 DP 1234493

(Previously Lot 6 DP 8946 — NB. This site shares the same allotment as the General Store.)

Item No on Fig. 39: C5

Commercial premises.

**Description:** Early 1900s timber cottage, with metal hipped roof and projecting gable.

**Status within HCA:** CONTRIBUTORY**History/Comments/Recommendations:**

This early timber building now houses Doma Café, which has contributed to Federal’s popularity since the café was reviewed in the *New York Times* on 26 Oct 2017.

The original building may have been one of Albert Street’s original commercial properties (a saddler, fruit shop, butcher and blacksmiths all operated in the street at different times). Since becoming a cafe, the front elevation of the building has been altered to create an open serving area. A large timber deck has also recently been added to the northern side of the building to provide an undercover seating area.

Despite these alterations, this item contributes to the streetscape and character of the proposed Heritage Conservation Area. Further research (including a full title search) is required to establish land ownership and possible associative significance.

**HOUSE****453 Federal Drive**

Lots 10 and part of Lot 9 DP 8946 + Lot 1 DP 533422

Item No on Fig. 39: C6

Private Residence.

**Description:** Early 1900s timber cottage, with projecting gable and gable roof.

**Status within HCA:** CONTRIBUTORY**History/Comments/Recommendations:**

Early title deeds show this property, and those either side of it, were owned by Albert Edward Charker, a butcher, in late 1911. The property was transferred to the Post Master, Tom Amos Brooke, in late 1917. (N.B. This property straddles three allotments. The title deeds for two of these allotments — 9/8946 and 10/8946 — are very early Torrens Titles.)

The original timber cottage appears to have undergone major alterations — possibly including alterations to its roof form and pitch (which would have been higher). The front verandah is also infilled and a new metal awning has been added. Timber window frames have been replaced, in some case with aluminium.

Despite the alterations to its original form (some of which are reversible), due to its age and prior owners, the building is considered to be a contributory element in the streetscape. Further research (including a full title search) would help to establish land ownership and possible associative significance.



**SHED**

**455 Federal Drive**

Lot 24 DP 814370

(Previously Lots 11 & 12 DP 8946)

Item No on Fig. 39: C7

Storage Shed.

**Description:** Early 1900s timber shed with gable metal roof.

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

The title deeds reveal that both the shed and the adjacent house to the north were purchased in October 1968 by mechanic Ted Hawkins, who ran his motor garage business from this shed. Hawkins was the nephew of May Bate (see below). Despite being hampered by a series of strokes that left him with the use of only one arm, he was described as being 'skilled at all things mechanical' (*Centenary of Federal*, p. 52). Prior to Hawkins' ownership, the site was owned by a farmer (1917-48) and a cream carrier (1958-68), so the shed is likely to date to the 1920s, or earlier, and probably was always used for storage. While the building has undergone many alterations (including the insertion of a modern metal roller door beside the original pair of hinged doors in its front elevation), it adds to the rustic charm of the main street. Due to its age and form, the building is a Contributory element in the proposed Heritage Conservation Area.

**HOUSE**

**455 Federal Drive**

Lot 24 DP 814370

(Previously Lots 11 & 12, DP 8946)

Item No on Fig. 39: C8

Private Residence

**Description:** Early 1900s timber house with projecting gable and hipped metal roof. Return verandah has been infilled.

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

At one time home to May Bate, daughter of Henry Nathaniel Bate and niece of William John Bate, two of Federal's earliest settlers. Henry Bate selected 100 acres in Federal in 1883, after following his brother William there. He and wife Mary lived in a shanty on W.J.Bate's selection until their own house was built. Henry died in 1935 and his wife and two children continued farming their property for another decade, before all three moved to Lismore. When Mary died in 1951, the children returned to the farm and continued working: Harry, until his death in 1964, and May, until 1972, when she sold up and moved to live in this house in the village. (*Centenary of Federal*, pp. 51-2).

The title deeds reveal that both the house and the adjacent pink shed (which are on the same title) were owned by Albert Edward Charker (butcher) until November 1917, when they were purchased by Hugh Chittick, of Federal, farmer. In March 1948 the properties were transferred to Michael Pezzutti of Nashua and, at the end of January 1958, they were transferred to Charles Hill of Federal, cream carrier. Presumably Hill stored his work vehicle in the shed next door to the house. In October 1968, both properties were sold to Edward (Ted) Hawkins of Federal, mechanic. (See above.)

The cottage typifies the era when the village was established and its modest, small-scale character. It contributes to the character of the proposed Heritage Conservation Area.

**HOUSE**

**457 Federal Drive**

Lot 1 DP 300487

Item No on Fig. 39: C9

**Description:** Early 1900s timber cottage with a faceted projecting bay. Front verandah infilled.

**Status within HCA:** CONTRIBUTORY



**History/Comments/Recommendations:**

Originally built on land owned by William Risley and then William J. Bate, the property was sold in late 1920 to a hide buyer. It was transferred to the War Services Homes Commissioner in July 1921 and, a decade later, was sold to a farmer. In May 1946 it was sold to a blacksmith and, in 1969, to a member of the Australian army.

The cottage typifies the era when the village was established and its modest, small-scale character. It contributes to the character of the proposed Heritage Conservation Area.

**HOUSE**

**451 Federal Drive**

Lot 2 DP 533422

(Previously Lot 8 DP 8946)

Item No on Fig. 39: C10

**Description:** Early 1900s timber cottage with projecting gable, hipped metal roof and L-shaped verandah.

Vacant at the time of the report and undergoing extensive renovations.

**Status within HCA:** POSSIBLY CONTRIBUTORY



**History/Comments/Recommendations:**

This house is not original to the site, but is an old dwelling that was moved to Federal in the early 2000s and initially used as a private residence.

The building is currently undergoing extensive renovation, which has removed some of the original fabric (timber-framed windows, and internal doors and walls).

Despite this modernisation, and it not being original to the site, the building is considered to be contributory to the character of the HCA.

#### 4.3 POTENTIAL ADDITIONAL HERITAGE ITEMS OUTSIDE THE PROPOSED HCA

The following additional buildings and elements outside the proposed HCA have been identified as having heritage significance to the greater Federal area and are considered to meet the heritage significance criteria as potential individual items of environmental heritage for inclusion in Schedule 5. *Please note*, the following information for each item is only preliminary in nature. If the proposal is supported by council, heritage inventory sheets will be worked up to further assess the significance of these places.

<p><b>FARM HOUSE</b>  <b>477 Federal Drive</b>          Lot 1 DP 794483          Item</p> <p>Item No on Fig. 39: I5</p> <p><b>Description:</b> Late 19<sup>th</sup>-C timber-clad farmhouse with hipped metal roof and front verandah (now infilled)</p> <p><b>Heritage Status:</b> RECOMMENDED FOR INDIVIDUAL LISTING</p>	
<p><b>History/Comments/Recommendations:</b></p> <p>While the original property has been subdivided and the farmhouse now stands on a much smaller parcel of land, its siting — on Risley’s Hill and a considerable distance from the road — plus the undeveloped nature of its acreage allotment, retain a sense of its original setting. The dairy bails on the neighbouring allotment (2 Coachwood Ct) were originally part of this property.</p> <p>The farmhouse is one of the oldest original houses in Federal, with timber-lined walls and ceilings.</p> <p>The item is considered to meet historical, aesthetic and associative significance (see below) and should be listed as a Local Heritage Item. Discuss with owners.</p> <p>Recommended to be included as a Local Heritage Item.</p> <p><b>ASSOCIATIVE SIGNIFICANCE</b></p> <p>The house is believed to have belonged to William Risley, one of Federal’s earliest European settlers. According to Risley’s grandson (Bill King of Myocum, quoted in the <i>Centenary of Federal</i>), Risley himself carried most of the roofing iron for the house from Boatharbour, to where it had been transported by sea.</p> <p>Risley was a prominent man in the early days of the Federal village community, being the inaugural president of both the Jasper Progress Society and the Federal cricket team, and the donor of the land for the School of Arts building. In 1905 he and his family moved to the hinterland of Noosa, in South-east Queensland, however, he retained ownership of this farm, which was leased and worked by sharefarmers, for some years.</p> <p>This property was sold to Charlie and Lily Perry (it is known locally as the Perry Farm) and it was the Perry family who subdivided some of their land for the Coachwood Court development. It is understood that the family still own the property, which is currently rented.</p>	

**'Beechgrove'**  
**711 Federal Drive, Federal**  
Lot 2 DP 258973  
(Previously 13899-149)

Item No on Fig. 39: I6 (N.B. Item is outside boundaries of map)

**Description:** 1900s timber farmhouse, with a hipped and gable roof, timber fretwork, faceted bay windows and verandahs. The original house has been greatly extended, and there are several outbuildings.

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING as a Local Heritage Item.



**History/Comments/Recommendations:**

Although the house has undergone extensive renovation and extension, the principal part of the house remains legible and intact. It still stands on a sizeable parcel of land which contains a maze and a large section of regenerating rainforest.

**ASSOCIATIVE SIGNIFICANCE:**

The first mention of 'Beechgrove' uncovered to date states that it was the residence of G.J. Irvine in 1913. Later historical newspaper articles name other residents: J.C. Johnstone (1935), George Bate, son of W.J. Bate (1937) and William J. Bate (jnr) (1938, 1943 and 1946). A full title search would determine prior ownership.

George and William Bate were sons of William J. Bate, who was one of the first Europeans to select land in the Federal area in March 1882. Bate was an influential member of the Federal community, President of the Federal Parents and Citizens' Association and a prominent member of the Anglican church. He was appointed as the area's first Justice of the Peace and was a member of the first Byron Shire Council in 1907.

According to his obituary published in the *Northern Star* on 24<sup>th</sup> January 1935, he and his family settled at 'Beechgrove' upon arriving in the area and his entry in the publication *Farm Life on the Richmond and Tweed Rivers*, compiled by Frank Russell (publication date unknown), also notes that his property was called 'Beechgrove'. However, this not supported by historical newspaper articles that date to the time when Bate was alive. These repeatedly link him to a property called 'Trelawney'. According to a long-standing born-and-bred Federal resident, 'Beechgrove' stood on Bate's land and 'Trelawney' (since demolished), also located on Bate's property, stood across the road from 'Beechgrove'.

Despite the alterations and extensions to its original form, due to Beechgrove's age and association with the Bate family, one of Federal's earliest settler families, the item is considered to meet historical, aesthetic and associative significance.

Proposed as a Local Heritage Item after discussions with owners.

**SCHOOLMASTER'S COTTAGE & Pony Paddock**  
**(now Federal Community Children's Centre & Bush Garden)**  
**898 Binna Burra Road (cnr Coorabell Rd)**

Lot 89 DP 755697 (Cottage)  
Lot 90A DP 374765 (Pony Paddock)

Item No on Fig. 39: I7

**Description:** Timber cottage with hipped metal roof and projecting gable, built in 1905 and adjacent 'pony paddock'

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING as a draft Local Heritage Item



**History/Comments/Recommendations:**

The schoolmaster's cottage was built in late 1905, adjacent to the original Jasper Public School (which was later moved to Clunes). The cottage was built of local timber sourced from a Bangalow sawmill, which was dragged to the site by a 20-strong bullock team (Centenary of Federal, p. 15).

The cottage underwent renovations in the 1980s to transform it into the Federal Community Children's Centre (preschool). It now provides preschool and long-day care for children aged 2-5 years and is run by a voluntary committee. Behind the preschool is the original 'pony paddock' where the school children left their horses while at school. The paddock is now home, in part, to a native bush tucker community garden, which provides a living classroom and learning place.

Due to the building's age and form, and its original use (as the schoolmaster's house) and continued educative use (as a preschool) it is considered to meet historical, aesthetic and associative significance. Recommended to be included as a Draft Local Heritage Item.

**ASSOCIATIVE SIGNIFICANCE:**

**Judge Herbert William Moffitt** (1877-1953), formerly of the NSW Workers' Compensation Commission Bench taught at regional 'one-room' schools, including Federal (where he was posted c. 1913). After returning to Sydney and studying his BA and then MA, he became assistant headmaster at Lismore High School, before moving back to Sydney to take up the position as English Master at Sydney High School. He continued studying at night and gained his law degree. After nearly 20 years at the Bar he was appointed Acting Judge of the District Court in 1938 and joined the Workers' Compensation Commission Bench the following year. He retired in 1948. He was a friend of many writers and artists and a self-taught artist. His work was published in the *Bulletin* magazine and *Smith's Weekly* and is held in the collection of the Lismore Regional Art Gallery. In 1939 Moffitt was appointed an honorary member of the Royal Art Society of NSW. His son, Athol, and daughter, Gwendoline, both followed in their father's legal footsteps. Gwendoline was a solicitor and Athol became a barrister and then a Supreme Court Judge for 22 years.

Judge Moffitt may have been related to one of Federal's earliest settlers, A. Moffitt, who became a director of NORCO and a Byron Shire Councillor, however, more research is required to confirm the connection.

**Dr Brian Shaw OAM** was a teacher at the school from 1940-41. He worked as a specialist anaesthetist at Gosford hospital from 1971-2005, and was the inaugural Medical Director for the Central Coast Palliative Care Service from 1985-2003. He received the Order of Australia Medal in the 2017 Queen's Birthday Honours List for his service to Palliative Care.

**Robert Stitt KC**, Sydney barrister. Robert attended Federal Primary School and was the son of Reg Stitt, the headmaster at the school from 1942-1957, so is likely to have lived in the schoolmaster's house. He is still practising and specialises in insurance, defamation and media law.

**911 Binna Burra Road**  
Lot 2 DP 869145

Item No on Fig. 39: I8

**Description:** Large rural property with timber cottage with hipped and gabled metal roof, built around 1900

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING as a draft Local Heritage Item



**History/Comments/Recommendations:**

This property was originally home to William Francis Keys, one of Federal's early European settlers.

The original timber-clad cottage and several outbuildings are located on the northern part of the property. The house sits at a slight angle, facing across the T-intersection of Federal Drive and Binna Burra Road.

Recent real estate photographs show that the house has lost much of its original fabric, with new internal floorboards, gyprock sheeting on the walls and ceilings (which may cover original lining boards), a filled-in verandah and aluminium-framed windows. However, the building's form and where it sits on the property, with several outbuildings nearby, demonstrates clearly the early rural character of the village, when it was a centre for farming families in the area. This farm and the remnant of William Risley's farm and farmhouse bookend the village.

The 14-plus hectare property has retained its essentially rural character and most recently has been home to a coffee plantation. Its new owners are currently planning to develop it with a farm-style restaurant serviced by kitchen gardens and six tourist cabins. At present there are plans to move the old cottage to another location on the property, and to restore it.

**ASSOCIATIVE SIGNIFICANCE**

William Francis Keys was a prominent member of the Federal community. Along with his brother, Andrew and cousin Hugh, he emigrated from Northern Ireland and selected land in the area — in William's case, 98 acres in late August 1896 (*Northern Star*, 2 Sept 1896). A bachelor, he donated two acres of land for the purposes of erecting a school (*Northern Star*, 17 July 1895) and another ¼ acre of land which became the site of the first Methodist Church, built in 1909.

In 1910, he and his brother-in-law Hugh Clarke had an altercation which ended in both being shot and losing their lives. Keys' estate then passed to his nephew, Samuel McCutcheon, who sold it to Les Davis, Robert Davis's son.

Despite the house having undergone unsympathetic renovations, the property's association with the Keys and later the Davis families, two of Federal's earliest settler families, meets historical and associative significance.

Proposed as a Local Heritage Item after discussions with the owners.

**366 Federal Drive**  
Lot 1 DP 748237

Item No on Fig. 39: I9

**Description:** Timber cottage with hipped metal roof, built around 1900

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING as a draft Local Heritage Item



**History/Comments/Recommendations:**

This small and simple timber cottage was the original home of W.E. Shackel, one of Federal's first European settlers. The house retains its original form and much of its original fabric. The contemporary extension at the rear is respectfully separated from the cottage, allowing it to remain clearly legible.

The parcel of land (approximately one hectare) it stands on was subdivided from the original farm, which still surrounds it, and continues on the western side of Federal Drive. The farm is still owned by descendants of William Shackel.

In an early article, the house is described as 'very pretty' with 'a nice garden' (*Northern Star*, 24 Nov 1906). In another source, Mrs Shackel's home was described as being 'surrounded by gardens and orchards' and 'was her pride and joy' (*CoF*, p.48).

**ASSOCIATIVE SIGNIFICANCE**

William Emmanuel Shackel (born 1872) was another South-Coast famer who relocated to the Federal area in the late 1800s when he and his father (William Charles Shackel) and mother, and a few of their prize cattle, sailed to Ballina.

The family settled in Bangalow, with William jnr moving to his selection of 116 acres in Federal after his marriage in 1899. William's wife, Margaret, was the daughter of another of the district's early settlers, W. Rice. The Rice family, also from the South Coast of NSW, first resided at Newrybar and later at Goonengerry.

Due to the house's age and association with one of Federal's earliest settler families — who are still the owners today — the item is considered to meet historical, aesthetic and associative significance.

Proposed as a draft Local Heritage Item after discussions with owners.

**'Killena'**  
**(now known as 'Brookbank')**  
**4 Macadamia Lane, Federal**  
Lot 1 DP 262339

Item No on Fig. 39: I10

**Description:** Timber cottage with hipped and gabled metal roof, built around 1900

**Heritage Status:** RECOMMENDED FOR INDIVIDUAL LISTING as a draft Local Heritage Item



**History/Comments/Recommendations:**

This house originally stood at 403 Federal Drive, overlooking Stoney Creek, and belonged to Robert Davis, who is believed to be the first person to conditionally purchase land in the Federal area.

The house now stands approximately one km south of its original site, and has been extensively renovated and extended since it was sold by the Jensen family and moved from their farm in the 1970s to an allotment on the corner of Federal Drive and Macadamia Lane where it now stands. The house was used as bed and breakfast accommodation for many years (when it was called 'Brookbank', before being renamed 'The Tin Dog'). It was then sold in 2014 and used as a rental residence (called 'La Damia') and has since been sold again and is now a private residence. The name 'Brookbank' has been reinstated. Photographs of when it last sold (in 2021) reveal that it still contains a lot of original fabric, such as brick fireplaces, unpainted timber (possibly cedar)-lined walls and ceilings, French doors and sash windows.

The steeply pitched roofline of the almost-square rear pavilion, which is marked on the last real estate floorplan as a dining room, suggests that this might have been an outhouse, or another old cottage, that was also moved to the site. (The original laundry for 'Killena' remains at 403 Federal Drive and was incorporated into the 1980s brick home that now stands there.)

**ASSOCIATIVE SIGNIFICANCE**

Robert Davis was a significant figure in the local community and bought various parcels of land there over the 47 years that he lived in Federal. 'Killena' had been built by October 1889, as the first meeting of the Jasper Progress Association was held there (*Northern Star*, 5 Oct 1889, p5).

Davis was a staunch Methodist, offering the land on which a Protestant Hall was built in 1898-99. This hall was used to hold religious and other meetings until the two churches were built. He was also the Secretary of the local Loyal Orange Lodge and Vice-President of the inaugural Federal cricket club, which was formed in August 1900. In the 1920s, a paddock on his property was used for Federal Sports days at which son, Les, participated in foot racing.

Davis built the first general store and storekeeper's residence, on what was then called Robert St (now Federal Drive). The Federal Butter Factory, a smithery and a butchery were also built on part of his land (Portion 81), on the western side of Federal Drive near the T-intersection with Binna Burra Road. During Davis's time, this section of the road was called Robert Street.

In March 1929 Davis and his wife sold up and moved to Burwood, Sydney. Several of his children stayed in the area and Les Davis later bought the original William Keys' farm on the southern side of the T-intersection.

Despite the house having been moved from its original location, and the alterations and extensions to its original form, due to its age and association with the Davis family, one of Federal's earliest settler families, the item is considered to meet historical, aesthetic and associative significance.

Proposed as a Local Heritage Item after discussions with the owners.



## DRYSTONE WALLS

Lot/DP: various

**Description:** Drystone Rock walls

**Heritage Status:** Recommended for listing (as a Serial Heritage listing?)



### History/Comments/Recommendations:

These original drystone walls built to delineate boundaries between fields and properties can be found throughout the greater Federal area and the Shire in general. They date to the late 19<sup>th</sup> and early 20<sup>th</sup> Centuries when the European dairy farmers cleared their land and used the basalt rocks they uncovered to create dry stone walls in lieu of timber fences. They are a distinctive element in the local landscape and are well worth preserving.

Dry Stone Walls were recommended for serial listing in the 2007 *Byron Shire Community-based Heritage Study*, where the Statement of Significance reads:

*Dry stone walls illustrate a pattern of farming and a translation of cultural ideas from Britain and Europe, where dry stone walls and fences are common, to Australia. The walls are a highly attractive and evocative feature of the landscape.*

The full listing sheet is included in the Appendix.

It is considered that dry stone walls meet historical, aesthetic and rare significance and, as such, are recommended for listing as Local Heritage Items.

## COOLAMON

46 Callistemon Drive, Federal

Lot 7 DP 805551

**Description:** Coolamon tree (*Syzygium moorei*)

**Heritage Status:** Recommended for listing on the Byron Shire Significant Tree Register, along with the list of items identified on the serial list in the 2007 Study.



### Comments/Recommendations:

This size of this majestic coolamon tree indicates its considerable age, and it may be a remnant tree from the Big Scrub that once covered the area.

Feature trees, such as this one, were recommended for listing in the 2007 *Byron Shire Community-based Heritage Study*, which noted: 'Many of these trees are now important visual elements and landmarks in the landscape. Original forest trees tell us of the pre-settlement land cover, and may be important sources for the regeneration of endangered species.' (The full listing sheet is included in the Appendix.)

This coolamon tree has historical and aesthetic significance, and, as this species is also considered vulnerable in the wild due to land clearing, it also meets the criteria for rare significance.

## 5. ASSESSMENT OF SIGNIFICANCE

### 5.1 ASSESSING HERITAGE SIGNIFICANCE

Before any decisions are made regarding change to a heritage item, an item within a heritage conservation area, or an item within the proximity of a heritage item, it is necessary to understand what is important about that place and its context. This information will lead to making appropriate decisions regarding future management of the place.

### 5.2 SUMMARY OF EXISTING CITATIONS AND LISTINGS FOR THE SITE

#### NSW Heritage Act 1977

The subject precinct is NOT listed on the State Heritage Register or included in the State Heritage Inventory (SHI), however two individual items of local environmental heritage are included on the SHI.

#### Byron Local Environmental Plan 2014

A Heritage Conservation Area at Federal is NOT listed in the *Byron LEP 2014*. If adopted by Council, the proposed Heritage Conservation Area and any individual listings would be the subject of a future planning proposal to amend the *Byron LEP 2014*. (N.B. A Heritage Character Area at Federal is listed in the *Byron DCP 2014*, however, this is a non-statutory listing.)

The two individual sites that are listed as items of environmental heritage of local significance in Schedule 5 of Byron Shire Local Environmental Plan 2014 are:

ITEM	ADDRESS	Lot/DP	ITEM NUMBER
School of Arts	Federal Drive, Federal	1/122284	I113
Holy Trinity Anglican Church	Federal Drive, Federal (cnr Roses Road)	1/966172	I114

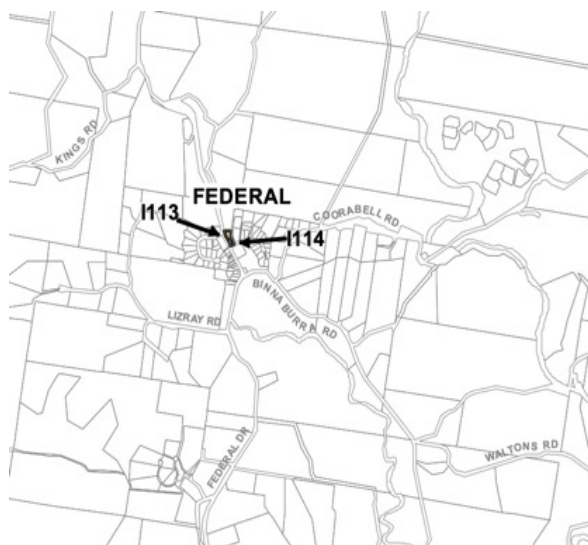


FIGURE 42: Map showing the two existing heritage items in Federal Village.  
Source: Byron LEP 2014 Heritage Map, Sheet HER\_003.

### Non-statutory Registers

Federal Village is currently not included in any non-statutory heritage registers such as the National Trust of Australia (NSW) Register. Nonetheless, these registers are not static, and non-inclusion does not mean that these organisations do not consider a site as an important heritage property.

## 5.3 COMPARATIVE EXAMPLES

An important part of the assessment of heritage significance is the preparation of a comparative analysis to assist in an understanding of similar places and to consider the subject site in this context. It also assists in determining specific thresholds of heritage significance, possibly due to rarity or representativeness. In this comparative analysis, Federal has been compared to other small NSW hinterland villages with statutory Heritage Conservation Areas.

### 1. EUREKA

Approximate date established: Like Federal, Eureka's first European settlers arrived in the 1880s.  
Heritage Listings: Eureka Village Landscape Conservation Area (C006), plus individual listings of 12 items.

Comments/Notable Features: Eureka was recommended for listing as a Heritage Serial Listing in the 2007 *Byron Community-based Heritage Study*, and it was subsequently listed as a Village Landscape Conservation Area in the *Byron LEP 2014*. Of the 12 individual heritage listings in Eureka, five lie within the village conservation area (one church, a public hall and a school), plus a rectory and a farmhouse; the remainder of the listed heritage items are spread across greater Eureka. No longer having a general store or post office, Eureka does not have an active centre as Federal has.

### Eureka Statement of Significance

*The place is a rare group of buildings and landscape elements illustrating the Eureka community's historical antecedents and its continuing cohesion. It is in the hinterland of the Shire and, although when settled was considered remote, it came to form part of the pattern of settlement associated with the Far North Coast dairying industry. The village represents one of the earliest settlements of the Shire and retains rare integrity.*

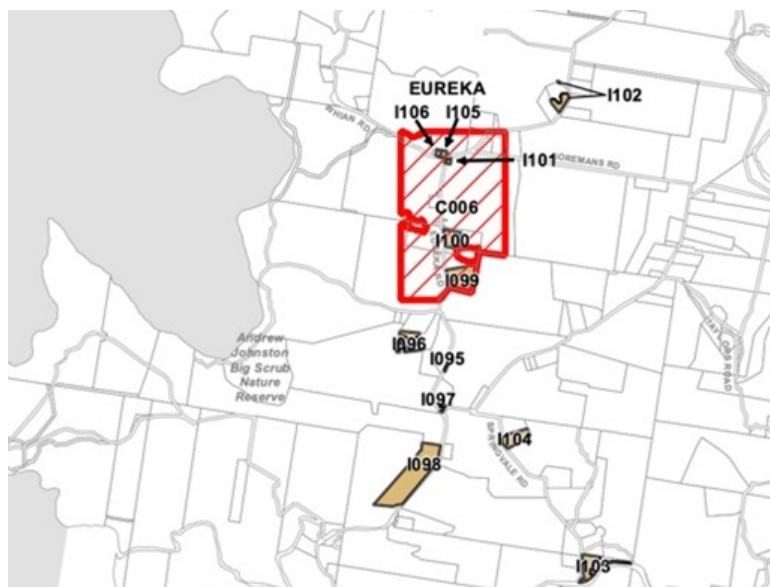


FIGURE 43: Eureka Heritage Map, showing the Eureka Village Landscape Conservation Area (hatched) and individual heritage items (coloured tan). Source: Byron LEP Heritage Map, Sheet HER 003

The following three small villages are all located on rivers (the Tweed and the Oxley) in the Tweed Valley, and are short distances from Murwillumbah. All share the same historical antecedents: they were explored and ravaged by cedar-getters in the mid 1800s, and then selectors moved in from the 1860s onwards, with dairy farming becoming the main industry.

## 2. UKI

Approximate date established: Late 19<sup>th</sup> century as a dairy farming community.

Heritage Listings: the Uki Conservation Area (C6), plus individual listings of 10 items, including the butter factory, hall and School of Arts building, post office and store, and two churches — the Holy Trinity Anglican Church and St Columba's Catholic Church.

Comments/Notable Features: The buildings in Uki are described on the SHI as being modest in both scale and architecture, and being typical of local style which reflected the importance of timber in the growth and development of the district.

### **Uki Statement of Significance**

*The village typifies a pattern of settlement no longer practised. The elements of Uki: its landform and setting, its layout, its approaches, its views within and without the town, its buildings, all combine to form a townscape of high quality. The presence of a significant number of buildings dating from the first decades of development strongly reflect its history. It typifies the character of settlements in the Tweed and in northern New South Wales generally.*

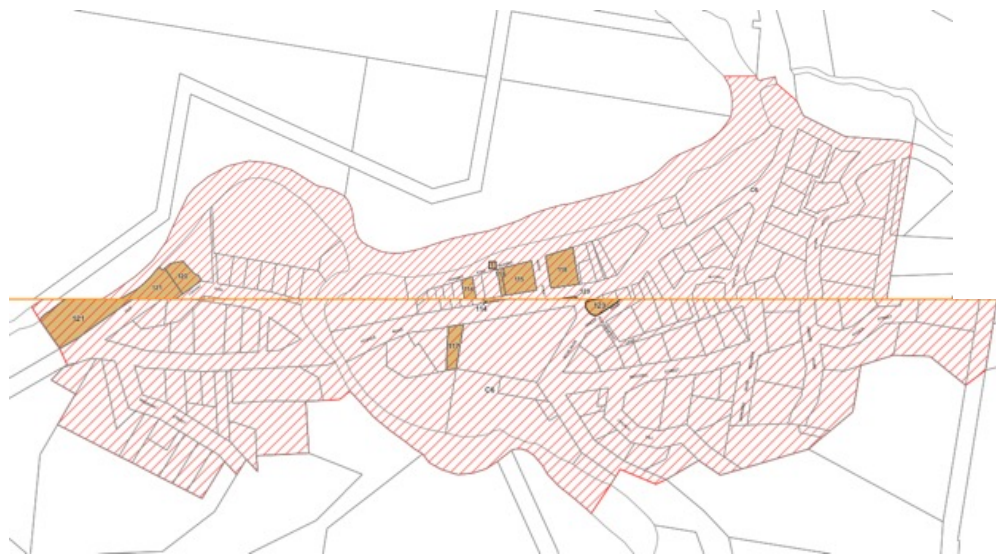


FIGURE 44: Uki Conservation Area (C6). Source: Tweed LEP Heritage Map Sheets HER\_007A & 7B

## 3. TYALGUM

Approximate date established: Mid 19<sup>th</sup> Century cedar-getting community, followed by the first selectors arriving by river in the 1860s.

Heritage Listings: the Tyalgum Conservation Area (C5), plus individual listings of six items, including the former butter factory, hall and general store.

Comments/Notable Features: The Tyalgum Conservation Area consists of a strip of housing and commercial buildings, on mainly one side of the street.

### Tyalgum Statement of Significance

*The village, established in the Edwardian era, contains representative commercial and residential buildings indicative of the time and the area.*



FIGURE 45: Tyalgum Village Conservation Area (C5). Source: Tweed LEP Heritage Map Sheet HER\_001C

### 4. TUMBULGUM

Approximate date established: Mid 19<sup>th</sup> Century cedar-getting community, followed by the first selectors arriving via the Tweed river in 1866.

Heritage Listings: the Tumbulgum Conservation Area (C4), plus individual listings of four items, including the hall and the Anglican Church.

Comments/Notable Features: The Tyalgum Conservation Area consists of a curved strip of housing and commercial buildings facing the Tweed River. The village was originally called Tweed Junction, but in 1880, the residents petitioned to have the name changed to 'Tumbulgum', an Aboriginal word.

### Tumbulgum Statement of Significance

*This village has an important association with Tweed history since the days of the cedar-getters in the 1850s. The conservation area was the first major population and business area of the Tweed, prior to the development of Murwillumbah.*



FIGURE 46: Map showing the Tumbulgum Village Urban Conservation Area. Source: Tweed LEP 2014 Heritage Map Sheet HER\_016

## 5.4 INTEGRITY

Integrity relates to whether the important characteristics of a place have been lost due to changes or condition, such that its significance may have been diminished. While a high degree of integrity may increase the heritage significance of a place, lesser integrity may not necessarily diminish significance (particularly where fabric will have a known limited life span).

In the instance of Federal, the village has been the centre of an active community since its inception in the late 1800s, and thus change is inevitable. Some historic buildings have been lost (the Butter Factory; the original school, which was demolished in 1943 and the larger school building, which was moved to Clunes in 1980; and the original general store, which burnt down in 1920, are three examples); others have been transformed by renovations. However, as a collection of buildings that date to the Federation era, the village itself retains a high degree of integrity.

## 5.5 CRITERIA OF SIGNIFICANCE

There are two levels of heritage significance used in NSW: State and Local. To assist in assessing the heritage significance of a place, the Heritage Council of NSW developed a set of seven criteria, as outlined in *Assessing Heritage Significance*, published in 2001. These criteria assist in making decisions about the heritage value of a place or item and are listed below:

### A: Historical significance

*An item is important in the course, or pattern, of NSW's cultural or natural history (or the cultural or natural history of the local area).*

Federal stands on the land of the Bundjalung people and is a place of early European settlement in Byron Shire since the late 1880s. The precinct is historically significant as having connection to early cedar-getting and the North-Coast dairying industry.

### B: Historical (Associative) significance

*An item has strong or special association with the life or works of a person, or a group of persons, of importance in NSW's cultural or natural history (or the cultural or natural history of the local area).*

Federal has associations with the early cedar-getters, who arrived during the mid 1800s, and the early dairy farming families who were attracted to the area from the South Coast of NSW.

### C: Aesthetic significance

*An item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (or the local area).*

Federal village precinct demonstrates aesthetic significance as an example of a small, and at one time, remote village in the Byron Bay hinterland. Its cottages and farm buildings demonstrate the development of the modest and unpretentious timber-and-tin vernacular of the late 19<sup>th</sup> and early 20<sup>th</sup> Centuries, which define the place as a rural working community. The collection of simple buildings of single-storey scale, fronted by grassed verges and informal driveways, retain a strong sense of place and rural character in a wider natural setting.

**D: Social significance**

*An item has strong or special association with a particular community or cultural group in NSW (or the local area) for social, cultural or spiritual reasons.*

While the recent Masterplan process revealed that Federal is highly regarded by its local residents, and its public spaces and community-owned buildings, as well as its general store and post office, hold special social significance for the local community and have helped to build and maintain its cohesion — as has the village’s location on the outskirts of the hinterland — this may not be enough to fulfil this criterion.

**E: Research potential**

*An item has potential to yield information that will contribute to an understanding of NSW’s cultural or natural history (or the cultural or natural history of the local area).*

Federal is not likely to meet this criterion.

**F: Rarity**

*An item possesses uncommon, rare or endangered aspects of NSW’s cultural or natural history (or the cultural or natural history of the local area).*

Federal is unlikely to meet this criterion.

**G: Representativeness**

*An item is important in demonstrating the principal characteristics of a class of NSW’s (or the local area’s) cultural or natural places, or cultural or natural environments.*

The Federal village precinct is representative of a small village that originally developed through the late 19th and early 20th Centuries as a centre for the surrounding dairy farming community. While the village has grown in recent years, it retains many significant elements of its early rural style and character.

**5.6 STATEMENT OF SIGNIFICANCE**

The Federal Village precinct demonstrates historical, aesthetic, associative and representative significance at a local level.

Situated in the hinterland of the Byron Shire, with links to the early cedar-getters, its group of buildings illustrate the village’s historical beginnings as an early Far North Coast dairying community, its ongoing cohesion, and its continuing importance as a centre for surrounding smaller villages.

Dating from the 1880s, Federal is one of the earliest settlements in the Shire. The modest and unpretentious timber-and-tin vernacular of its late 19th- and early 20th-Century cottages and farm buildings define its beginnings as a rural working community. The Federal village precinct has a high degree of integrity and remains a good representative example of a small village that retains many significant elements of its early style and character.

## 6. SUMMARY

Federal village is considered to meet historic, associative, aesthetic and representative significance criteria, and the proposed establishment of a Heritage Conservation Area as defined by the boundary on the plan in Figure 39 is supported.

It is recommended that the boundary includes the central historic and commercial area, and Federal Park. The boundary excludes the surrounding residential areas (both within the village RU5 zoning and the surrounding R5 zoned properties), as these recent subdivisions contain a mix of relocated historic homes, as well as contemporary dwellings, and are considered to be adequately dealt with by existing planning controls. Two items deemed worthy of individual heritage listing lie just outside the proposed HCA boundary: the remnant of the original dairy farm at the northern end of the village zone and the original site of the school, which still contains the schoolmaster's house.

Within the proposed HCA, contributory buildings and elements are identified as:

1. Existing Heritage Items — mapped and included on Schedule 5 of *Byron LEP 2014*.
2. Potential Additional Heritage Items — for consideration by Council and exhibition, with privately-owned buildings to be discussed with owners.
3. Contributory Items — to be notated on the State Heritage Inventory.

### 6.1 Threats to existing significance and setting

At present, two individual heritage items in Federal are protected through the *Byron LEP 2014*. While these heritage items must be considered in any development proposal for sites close by, the historic precinct as a whole does not have legal or formal protection.

Complying Development under the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 has the potential to gradually diminish the character which is valued by the community, however it is not allowable in Federal as it lies within a water catchment zone.

### 6.2 Implications of a Heritage Conservation Area on existing properties

The main street in the village includes civic and domestic buildings and rural-style sheds. Two of the existing buildings that are considered contributory were constructed as work or storage spaces and are deliberately simple and utilitarian in style. As the village's popularity grows and land values continue to rise there may be a demand to redevelop these original buildings.

However, as stated in *Historic Heritage Assessment (of) Brunswick Heads* by Clarence Heritage (pp.78 & 80):

'Increasing land values are placing the village under great pressure for change. The proposed Heritage Conservation Area is aimed at protecting the significance and setting of the place. (It) will assist to ensure that future development is respectful of the context and maintains its desired character.'

The report goes on to state (pp. 79-80):

'The conservation of contributory buildings and original fabric is strongly encouraged. Careful consideration of proposals against the assessed statement of significance and values of the area will assist in the development assessment process, to ensure that the bulk, scale, form and aesthetic character of future new development and change is appropriate and sympathetic to the setting and maintains the community's desired future character of the (village), and that significant items are maintained. A Heritage Conservation Area is positive as it can provide a level of certainty to owners and potential purchasers about the desired future character of the precinct to be achieved through the LEP and DCP policies.'



## 7. RECOMMENDATIONS

Based on the findings of this preliminary heritage assessment, the following recommendations are made:

- Federal Village is eligible for inclusion as a Heritage Conservation Area (as shown on the proposed map boundary in Figure 39) on Schedule 5 of the *Byron LEP 2014* and this preliminary report — which fulfils Action 5B of the Federal Masterplan — should be used by council as a basis to legally amend the LEP to include the precinct as a statutory Heritage Conservation Area.
- The SHI Inventory and a revised Heritage Map should note listed, contributory and non-contributory buildings and elements which are part of the assessed significance of the village.
- The inclusion of the following additional individual heritage items within the proposed HCA is recommended:
  - i) The Tin Shed
  - ii) The General Store and Post Office
  - iii) The Former Butcher's Shop
  - iv) The Dairy Bails at 2 Coachwood Court*(N.B. Some additional items that are currently listed as contributory to the HCA may be elevated to individual listing as their history and significance is researched more fully.)*
- The inclusion of the following additional individual heritage items outside the proposed HCA is also recommended:
  - i) The old Schoolmaster's Cottage
  - ii) The farmhouse (Risley's House), 477 Federal Drive
  - iii) 'Beechgrove', 711 Federal Drive
  - iv) 911 Binna Burra Road (W.F.Keys' farm)
  - v) 366 Federal Drive (W. Shackel's farmhouse)
  - vi) 4 Macadamia Drive (Davis's house, 'Killena')
  - vii) Drystone boundary fences (throughout the Federal area, and ideally, throughout the Shire)
  - viii) Coolamon tree, 46 Callistemon Drive
- Chapter E6 of the *Byron DCP 2014* will require updating to include additional controls to apply to the particular identity of Federal and the village map will need to be updated. The character statement in the Federal Masterplan should be included in the revised DCP to provide further planning direction.
- Consultation with the Federal community, and with individual property owners of items deemed worthy of individual listing, should fully explain the positive implications of heritage listings, which is to ensure that the village maintains its desired character and protects its historic buildings — a community concern that was clearly identified during the recent master-planning process.

## REFERENCES

### BOOKS, BOOKLETS AND OTHER PRINTED DOCUMENTS

- Appleton, Toni, 'A Rough History of the Development of the Village and Surrounds', March 2015
- Brunswick Valley Historical Society, *Labels and Landmarks: The Many Meanings of Brunswick Valley Place Names*, June 2019
- Buckley J. & F., *Centenary of Federal 1882-1982* (no publication details listed).
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- Johnston, Douglas, *Rich Heritage — The Storey of Eureka and its People*, (undated).
- Office of Heritage NSW, *The Regional Histories of New South Wales*, 1996
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- *The History of Federal* by R. Stitt, August 1953
  - *Federal Village 1882-1920* by Hilary Bone, undated
  - History and newspaper files
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- Simpson, Phillip, *Historical Guide to NSW*, Australian Scholarly Publishing Pty Ltd, Nth Melbourne, 2020
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### WEBSITES

#### Byron Shire Council:

- Byron LEP 2014
- Byron DCP 2014 (with specific reference to Chapter E6 Federal)
- Federal Masterplan 2022
- *Byron Community-Based Heritage Study*, Volume 1, Co-ordinators Report and Volume 3, Heritage Inventory Forms, published 2007

Coast Community News, <https://coastcommunitynews.com.au/central-coast/news/2017/06/order-australia-dr-brian-shaw-service-palliative-care/> Accessed 21 March 2023

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- <https://www.facebook.com/drystonewallsaustralia/>
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Wentworth Selborne Chambers (re Robert Stitt KC), Accessed 21 March 2023

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## APPENDIX

Included on the following pages are the listing sheets for items proposed in the 2007 *Byron Shire Community-based Heritage Study* which did not proceed to listing, namely:

- The Tin Shed
- Dairying Places
- Dry Stone Walls
- Feature Trees



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# NSW State Heritage Inventory form

ITEM DETAILS					
<b>Name of Item</b>	Engineering Workshop				
<b>Other Name/s Former Name/s</b>	The Tin Shed				
<b>Item type (if known)</b>	Built				
<b>Item group (if known)</b>	Manufacturing and Processing				
<b>Item category (if known)</b>	Vehicle Manufacturing and Servicing				
<b>Area, Group, or Collection Name</b>					
<b>Street number</b>					
<b>Street name</b>	Cnr Eureka – Federal and Goonengerry Roads				
<b>Suburb/town</b>	Federal		<b>Postcode</b>	2481	
<b>Local Government Area/s</b>	Byron Shire Council				
<b>Property description</b>	Lot 1 DP 303967				
<b>Location - Lat/long</b>	<b>Latitude</b>		<b>Longitude</b>		
<b>Location - AMG (if no street address)</b>	<b>Zone</b>		<b>Easting</b>	<b>Northing</b>	
<b>Owner</b>	Private				
<b>Current use</b>	Disused				
<b>Former Use</b>	Motor vehicle service centre				
<b>Statement of significance</b>	Probably the earliest local building connected to the motor vehicle industry, this item is a local landmark and has uninterrupted links to a second generation of settlers of the district.				
<b>Level of Significance</b>	State <input type="checkbox"/>		Local <input checked="" type="checkbox"/>		



NSW  
Heritage  
Office

## NSW State Heritage Inventory form

DESCRIPTION						
Designer						
Builder/ maker						
Physical Description	A large rhomboid shaped two-storey building with shallow gabled roof, clad in corrugated iron. The Goonengerry road frontage has a skillion-roofed awning supported by two simple posts, over a simple single-storey sliding entry door. Unusually, there is no fenestration on the façade of the building, but the southwest side of the building has 4 simple hopper type openings, clad in corrugated iron, for ventilation. The roof incorporates simple galvanised metal ventilators.					
Physical condition and Archaeological potential	Sound					
Construction years	Start year	1921	Finish year	1922	Circa	<input checked="" type="checkbox"/>
Modifications and dates						
Further comments						

## HISTORY

<b>Historical notes</b>	<p>The area around Byron Bay and the Brunswick River was inhabited by the Bunjalung people, when the area was first encountered by European visitors to the continent in 1770.</p> <p>Much of the significance of the village and district of Eureka derives from the fact that it lay on the main link road between Lismore, Brunswick Heads and the Tweed Valley. It was originally part of the big scrub, a subtropical rainforest area rich in building and cabinet timbers such as cedar, rosewood, teak, mahogany and others.</p> <p>The first European settlers were men from the southern highlands of New South Wales, who had experience in dairy farming. The first religious service was held on 25 July 1883 and a cairn now marks that place. When families began to arrive, community action was taken to establish a school and the first teacher was appointed in 1887. The current school is still on the site of the original building.</p> <p>Local dairy farming pioneers Andrew Johnston and Alfred Mortimer played a prominent role in the formation of what was to become Norco, a cooperative of dairy farmers with the aim of processing dairy products. With the introduction of paspalum in the 1890's, industrial separating techniques for milk and the invention of refrigeration, dairy farming prospered, so that by the late 1920's, Eureka was home to 35 dairy farms. International economic, social and industrial changes after WW II forced the dairying industry into decline. In the late 1960's in the neighbouring villages of Dunoon and Rosebank, trial plantings of the macadamia nut commenced, and trees replaced open paddocks. This development spread to Eureka, bringing with it the hobby farmer. Today Eureka is one of the many dormitory settlements from which residents commute each day to the larger urban settlements of Lismore, Byron Bay, Mullumbimby and Bangalow.</p> <p>This building was erected as a motor vehicle workshop by Herbert John Claydon in 1922, and it must have been the first in the district. The origins of the family were in Inniskillen, Northern Ireland and Herbert Claydon moved to Federal from the Illawarra district of the NSW South Coast, as did many of the first dairy farmer/settlers of the district. The building originally contained a below ground pit, which was used to service early motor vehicles, and Herbert Claydon was known to have a particular affection for Ford Model T's. Much to the chagrin of his wife, he was known locally as 'Clocky' Claydon, since his first training was as a watchmaker. After the depression of 1929, to supplement his income, Herbert Claydon branched out and established what can be defined as a general engineering workshop. He repaired all types of farm machinery and for many years was the local representative and installer of Southern Cross windmills. He also repaired what was a local curiosity of farm machinery, the hydraulic water ram, which was one of the earliest versions of a water pump, before electricity was available. He was a brilliant inventor and adapter, and his contribution to the smooth running of the dairy farms of the district is now largely unknown. The shed is still owned by his daughter Evelyn, who lives beside the building.</p>
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## THEMES

<b>National historical theme</b>	Developing local, regional and national economies
<b>State historical theme</b>	Industry



# NSW State Heritage Inventory form

APPLICATION OF CRITERIA	
<b>Historical significance</b> SHR criteria (a)	May be the earliest motor vehicle workshop in the district. It also illustrates the type of service industries needed to keep dairy farms operational. This business was established by Herbert John Claydon, an early settler of the district, whose working life was dependent on a local industry, dairying.
<b>Historical association significance</b> SHR criteria (b)	
<b>Aesthetic significance</b> SHR criteria (c)	
<b>Social significance</b> SHR criteria (d)	
<b>Technical/Research significance</b> SHR criteria (e)	
<b>Rarity</b> SHR criteria (f)	An unusual building to survive intact with recognisable features relating to its original use.
<b>Representativeness</b> SHR criteria (g)	
<b>Integrity</b>	High



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# NSW State Heritage Inventory form

HERITAGE LISTINGS	
Heritage listing/s	

INFORMATION SOURCES				
Include conservation and/or management plans and other heritage studies.				
Type	Author/Client	Title	Year	Repository
Oral	Evelyn (nee Claydon)	Interview	2005	

RECOMMENDATIONS	
Recommendations	Recommend listing as an item of local heritage significance

SOURCE OF THIS INFORMATION			
Name of study or report	Byron Shire Community-based Heritage Study	Year of study or report	2005
Item number in study or report	8.17		
Author of study or report	Byron Shire Community-based Heritage Committee		
Inspected by	P Stolz		
NSW Heritage Manual guidelines used?	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	
This form completed by	P Stolz	Date	25.10.05





# *NSW State Heritage Inventory form*

IMAGES					
Image caption	Views of exterior				
Image year	2005	Image by	P Stolz	Image copyright holder	P Stolz



# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260202

Study Number

S1

Item Name: **Dairying Places & Items of Byron Shire**

Location: **Various**

Address: DUAP Region: Northern  
Suburb / Nearest Town: Various Historic region: North Coast  
Local Govt Area: Byron Parish:  
State: NSW County:  
Other/Former Names: Dairy Bales, Cream Boxes, Sheds, Yards, Dips and Races  
Area/Group/Complex: Group ID:  
Aboriginal Area:  
Curtilage/Boundary: See attached list  
Item Type: Built Group: Farming and Grazing Category: Dairy  
Owner: Multiple Owners  
Admin Codes: S1 Code 2: Code 3:  
Current Use: Mostly disused  
Former Uses: Dairying  
Assessed Significance: Local Endorsed Significance:

**Statement of Significance:** The dairying industry was a phenomenon in its success in the Byron Shire and in the way the expansion of dairying transformed the landscape from dense sub tropical rain forest to rolling green pastures dotted with picturesque farmhouses and cow bails. Many of the structures and associated equipment in the form of fences, races, sheds and boxes survive as reminders of the former importance of the industry although most are disused. They provide strong tangible evidence of the important history of the industry and of the Shire.

**Historical Notes or Provenance:** The following historical notes are taken from Dr Stubbs published thematic history of the Byron Shire.  
The selection of land in the Byron Shire occurred a little later than the neighbouring districts partly due to the existence on the elevated ground of impenetrable rain forest known as the Big Scrub. Even so, there were some selections in the 1870s on the coastal plain where sugar cane was considered to have a high economic potential. After the opening of the Tweed Railway (Lismore to Murwillumbah) in 1894 the growing of sugar cane became quickly oriented towards the railway, where loading gantries were established at each railway station. Sugar cane was carried by rail to the Condong Sugar Mill at the end of the railway line. However, prior to the railway being built dairy farming, which had been commenced in the district by farmers with experience and herds developed on the South Coast were exhibiting high potential in the Byron Shire. Cream loading facilities also were built at each of the railway stations.  
During the 1890s dairying became a leading industry in the Brunswick Valley. Up to that time it had been a local consumption, cottage industry but some significant technological developments occurred in the 1880s and 1890s including the development of the centrifugal cream separator and, soon afterwards, refrigeration. In 1883 the factory production of butter was inaugurated and in the 1890s the Babcock test for butter fat content was refined.

State Heritage Inventory

Date: 30/04/2008

Full Report

Page 1

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260202

Study Number

S1

Item Name: **Dairying Places & Items of Byron Shire**

Location: **Various**

Technical improvements in the pasteurisation process in the 1890s further enhanced export marketability.

Another development that proved to be very significant for the Byron Shire was the creation of cooperatives. A decision was made in 1892 by the dairymen of the district to establish a large central creamery depot as near to the shipping port of Byron Bay as practicable. The factory (which was re-named NORCO in 1925) commenced operations on 5th June 1895, six months after the railway line opened. The successful synergy between dairy farming, railway and sea transport, which provided for the transport of the cream by rail to the factory and the transport of the butter from the factory by refrigerated ship to distant ports, enabled the district to become one of the most productive in the world during the following decades. By the early 1920s about a quarter of the butter produced in NSW was shipped out of Byron Bay. Dairy production reached its peak in the 1930s at which time the Region produced 60% of the State's butter.

The dairy industry declined in the 1960s. The demise of the industry was hastened by new regulations across the industry. The factory at Byron Bay closed in 1972 and soon afterwards the associated industries also folded. Leaving the district without its largest stable industries. The industry's substantial legacy can be seen in the pattern of small towns and villages, schools, farms, roads and the hundreds of timber built elements that once served the industry.

Themes:	National Theme	State Theme	Local Theme
	3. Economy	Agriculture	(none)

Designer: Various

Maker / Builder: Various

Year Started: 1890      Year Completed: 1960      Circa: No

**Physical Description:** The dairying structures are mostly built from local hardwood species using very simple, functional building techniques. Cow bails have corrugated galvanised steel gable or monopitch roofs and weatherboard or asbestos cement sheet clad walls.

#### ITEMS IDENTIFIED ON THE SERIAL LIST

- S1.4.1 - Dairy Bails and Yards - 'Arundel' Pacific Highway Bangalow
- S1.5.1 - Original dairy & cow bails (was ID 5.7) - Barlow property Myocum
- S1.5.2 - Cream Box - 127 & 129 Cooper's Shoot Road, Hayters Hill
- S1.5.3 - Converted cow bails and dairy - Lot 3 Cooper's Shoot Road, Hayters Hill
- S1.5.4 - Dairy and Cow Bails - Ewingsdale Road and Old Pacific Highway
- S1.5.5 - Dairy and cow bails - Quarry Lane Ewingsdale (west side)
- S1.5.6 - Dairy and cow bails - Ben Loro Lane Myocum
- S1.5.7 - Dairy and Cow Bails - Barlow Property Myocum
- S1.5.8 - Working Dairy Farm - Myocum Road Myocum
- S1.5.9 - Walker Family Farm - Myocum Road Myocum
- S1.5.10 - Dairy and Cow Bails - Tyagarah Road, Tyagarah (north side)
- S1.5.11 - Dairy and Cow Bails - Quarry Lane Ewingsdale (east side)

#### State Heritage Inventory

Date: 30/04/2008

Full Report

Page 2

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260202

Study Number

S1

Item Name: **Dairying Places & Items of Byron Shire**

Location: **Various**

S1.5.12 - Dairy and Cow Bails - Flick Farm, Quarry Lane, Ewingsdale  
S1.5.13 - Dairy and Cow Bails - McGettigan's Lane, Ewingsdale (east side)  
S1.5.14 - Dairy and Cow Bails - St Helena Road, McLeod's Shoot (south side)  
S1.5.15 - Dairy and Cow Bails - St Helena Road, St Helena (south side)  
S1.5.16 - Dairy and Cow Bails - St Helena Road, St Helena (south side)  
S1.6.1 - Cattle dip - Middle Pocket Road, The Pocket  
S1.6.2 - Cream Box - Twinbrook, Sherrington Lane, The pocket  
S1.6.3 - Cream Box - Cnr Walkers Lane and The Pocket Road, The Pocket  
S1.6.4 - Cattle Dip - Middle Pocket Road, Billinudgel  
S1.6.5 - Dairy, cow bails and yards - Middle Pocket Road, Middle Pocket  
S1.6.6 - Dairy, cow bails and yards - Pocket Road near Skyline Road  
S1.7.3 - Dairy Bails - Opposite Lot 448, Left Bank Road, Mullumbimby Creek  
S1.7.8 - Dairy Bails - Left Bank Road, Main Arm (opposite Lot448)  
S1.9.1 - Dairy and Cow Bails - Brunswick Road, Mullumbimby (north side)  
S1.9.2 - Dairy and Cow Bails - Wilson's Creek Road, Mullumbimby  
S1.9.3 - Dairy and Cow Bails - Mullumbimby Road, Mullumbimby (north side)  
This schedule will be updated from time to time as further items are located.

Physical Condition: Various

Modification Dates: various

**Recommended Management:** Recommended for listing as a dispersed group of items of local significance to be managed through heightened awareness and positive incentives to conserve the physical evidence.

**Management:**

**Further Comments:**

- Criteria a)** The structures, items and elements are associated dairying, which was the single most successful and impactful of the district's many industries.
- Criteria b)** Many of the Shire's leading figures in history were associated with dairying.
- Criteria c)** Some of the structures are very picturesque in the landscape and the dairying landscape of rolling green pastures is beautiful in many places.
- Criteria d)** The dairy industry was populated with semi-isolated farmers who developed social patterns to suit the industry lifestyle.
- Criteria e)** The structures provide evidence of technical aspects of the industry
- Criteria f)**
- Criteria g)**

**Integrity / Intactness:** Moderate to low

**References:**

Studies:	Author	Title	Number	Year
	Donald Ellsmore (and community)	Byron Shire Community Based Heritage Study	S1	2005

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260205

Study Number

S4

Item Name: **Byron Shire Dry Stone Walls**

Location: **Various**

**Address:** **DUAP Region:** Northern  
**Suburb / Nearest Town:** Various Various **Historic region:** North Coast  
**Local Govt Area:** Byron **Parish:**  
**State:** NSW **County:**

**Other/Former Names:**

**Area/Group/Complex:** Serial group of dry stone walls **Group ID:**

**Aboriginal Area:**

**Curtilage/Boundary:** Various

**Item Type:** Built **Group:** Farming and Grazing **Category:** Stone wall

**Owner:** Multiple Owners

**Admin Codes:** S4 **Code 2:** **Code 3:**

**Current Use:** Disused

**Former Uses:** Fences and wind breaks

**Assessed Significance:** Local

**Endorsed Significance:**

**Statement of Significance:** Dry stone walls illustrate a pattern of farming and a translation of cultural ideas from Britain and Europe, where dry stone walls were common, to Australia. The walls are a highly attractive and evocative feature of the landscape.

**Historical Notes or Provenance:** The volcanic activity in the past produced the volcanic soils of the district that were littered with basalt rocks that the farmers needed to clear from the dairy pastures. They used the basalt to create dry stone walls in lieu of timber fences. It is likely that the skills for the dry stone wall construction were brought from the south by the dairymen who brought the herds and dairying skills that created the dairying industry in the Byron Shire. The walls allowed for more intensive farming and greater yields from the farms.

The story of building dry stone structures using local stone is a long and varied one that goes back to the era of pre-European settlement in Australia. It is known that this ancient craft was brought to Australia in colonial times from many lands, including England, Scotland, Wales and Ireland. The construction of dry stone walls not only marked the boundaries of land-holdings and defined paddocks and stockyards but also helped to clear the land so that crops could be grown and cattle could be safely introduced. Such walls were also used as a barrier against native and feral animals.

Recent research has revealed that our earliest inhabitants, the Aborigines, developed the skills of dry stone walling in the years before European settlement. Fine examples of this are the fish traps constructed by Aborigines at Lake Condah in Victoria and elsewhere. More recently, some of Australia's best known landscape gardeners have used the craft of dry stone walling as important features in their garden designs.

The dry stone walls in the Byron Shire appear to date from the period 1880 - 1920 when the clearing of land, and the intensive farming of dairy herds was at its peak. Recent changes in agricultural patterns, from dairying to monoculture orchards (macadamias and avocados)

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260205

Study Number

S4

Item Name: **Byron Shire Dry Stone Walls**

Location: **Various**

have caused the destruction of many walls. The new farmers often fear that the walls would harbour predatory vermin.

Themes:	National Theme	State Theme	Local Theme
	3. Economy	Pastoralism	(none)

Designer:

Maker / Builder:

Year Started: 1880      Year Completed: 1920      Circa: No

**Physical Description:** Dry stone walls constructed of basalt collected from the fields and assembled in loose, unbonded formations to create walls for farming in lieu of fences.  
**ITEMS IDENTIFIED ON THE SERIAL LIST**  
S4.4.1 - Dry Stone Wall - Hayters Hill (west side of stand of trees at entrance to property), Bangalow Road Hayters Hill  
S4.4.2 - Dry Stone Wall - Churinga, Bangalow Road Hayters Hill  
S4.4.3 - Dry Stone Wall - Binna Burra Road on west side of railway viaduct, west of Binna Burra  
S4.4.4 - Cylindrical stone fence pillars - 'Neptune' Pacific Highway, Bangalow  
S4.5.1 - Short Dry Stone Walls at property entrance - Ewingsdale Road, Ewingsdale  
S4.8.1 - Dry Stone Wall - Whian Road, Eureka near intersection of Kings Road  
This schedule will be updated from time to time as further items are located.

**Physical Condition:** Various

**Modification Dates:**

**Recommended Management:** Recommend listing as an item of local heritage significance

**Management:**

**Further Comments:**

**Criteria a)** Aborigines developed dry stone walling skills prior to European occupation but there is no evidence of the transfer of skills to pioneer settlers. Rather, the dry stone walling skills were imported from England, Scotland, Wales and Ireland by settlers who used the abundant reserves of basalt to form boundaries to their holdings and for related fencing needs.

**Criteria b)**

**Criteria c)** Dry stone walls marking boundaries of rural holdings form distinctive and picturesque features in the agricultural landscape. The visual contrast between the dark basalt of the walls and green pastures is a strong aesthetic characteristic of the district, although quality of walls is diminishing.

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260205

Study Number

S4

Item Name: **Byron Shire Dry Stone Walls**

Location: **Various**

Criteria d)

Criteria e)

Criteria f) These once common features of the Byron landscape are now rare.

Criteria g)

Integrity / Intactness: Moderate

References:	Author	Title	Year
	Malcolm Milner, Lennox Head Heritage Committee	Publication: Dry Stone Walls of Lennox Head	
	Margaret Henderson, Richmond River Historical Society	Publication: Study of the Dry Stone Walls of the Lennox Head area.	
	The Dry Stone Walls Association of Australia	Web Site:	

Studies:	Author	Title	Number	Year
	Donald Ellsmore (and community representatives)	Byron Shire Community Based Heritage Study	S4	2005

Parcels:

Latitude:

Longitude:

Location validity:

Spatial Accuracy:

Map Name:

Map Scale:

AMG Zone:

Easting:

Northing:

Listings:	Name:	Title:	Number:	Date:
	Heritage study			

Heritage Listings:

Themes: National: Developing local, regional and national economies State: Pastoralism

Type/Group/Category: Type: Built Group: Farming and Grazing Category: Stone wall

Owner: Various

Completed By: D Ellsmore 2007

Custom Field Six:

Data Entry: Date First Entered: 14/03/2008 Date Updated: 30/04/2008 Status: Completed

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260207

Study Number

S6

Item Name: **Feature Trees In The Byron Shire**

Location: **Various**

**Address:** **DUAP Region:** Northern  
**Suburb / Nearest Town:** Various Various **Historic region:** North Coast  
**Local Govt Area:** Byron **Parish:**  
**State:** NSW **County:**  
**Other/Former Names:**  
**Area/Group/Complex:** Feature Trees in the Byron Shire **Group ID:**  
**Aboriginal Area:**  
**Curtilage/Boundary:** Various  
**Item Type:** Landscape **Group:** Parks, Gardens and **Category:** Tree  
**Owner:** Multiple Owners  
**Admin Codes:** S6 **Code 2:** **Code 3:**  
**Current Use:** Landscape elements  
**Former Uses:**  
**Assessed Significance:** Local **Endorsed Significance:**

**Statement of Significance:** Individual mature trees of outstanding height, form and quality which are admired by all who see them, and groups of trees in stands or planted in avenues, including outstanding remnants of the once remarkable sub-tropical rainforest or groves and survivors of gardens which endow the Byron Shire generally with a rich character. The individual specimens and groups serve as landmarks and beautify the landscape. Many are vertical visual elements in the landscape. The avenues include the Norfolk Island pines that are synonymous with coastal resorts and holiday places and figs which are reminders of the rainforest species that were once widespread. Other individual species include remnants of the indigenous vegetation that existed prior to European settlement. Others rare and exotic. Together they make up a character that is unique.

**Historical Notes or Provenance:** Before European settlement the whole of the hinterland was covered by dense sub tropical rainforest know as the Big Scrub. The coastal strip, by contrast was much more open with extensive tracts of sand hills on which there was only sparse vegetation. Over time this pattern changed as the Scrub was cleared for pasture and the coastal strip, which has grown substantially as a leisure zone, has been planted out with many exotic species which bring scale and colour that is quite different to the former indigenous vegetation. The pattern of change is illustrated in the following report, which appeared in the Mullumbimby Star on 10th July 1936.  
"In connection with the tree planting operations, a start will be made tomorrow morning, to prepare one hundred holes to plant Norfolk pines." Then, between 30th July and 29th Augusts 1936 the Northern Star, reported the following sequence.  
"The association [the Byron Bay and District Improvement Association] wrote thanking the council for preparing 100 holes for planting trees in the town. The association had taken steps to have 100 Norfolk Island pines planted." Again. On 31st July 1936, the Northern Star

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260207

Study Number

S6

Item Name: **Feature Trees In The Byron Shire**

Location: **Various**

reported

'...120 Norfolk Island pines, secured in Sydney by Dr J. Barnes, would arrive this week. They would be planted in the streets and the shire council had agreed to provide guards for them.'

'...residents of Marvel and Tennyson streets have expressed willingness to water and attend the young Norfolk Island pines planted recently. Together with those on the Esplanade, 120 trees have been planted, and 20 more will be planted.'

'During the boisterous weather on Monday, Mr Dening had secured a quantity of hessian, and had tacked it around many of the young trees recently planted, to protect them.'

Other examples of trees planted for specific purposes such as commemoration and beautification include the avenues in Mullumbimby and individual trees on private properties. Most trees are now protected in urban areas with an aim of maintaining the highly valued 'greenness' of the Shire.

Themes:

Designer:

Maker / Builder:

Year Started: 1800      Year Completed: 2000      Circa: No

Physical Description: Individual mature trees and avenues and groupings of trees of outstanding height, form and quality which are widely esteemed for their beauty and character, including:-

- \* remnants of the pre-European settlement,
- \* species planted in gardens or as street trees,
- \* vertical visual elements in the landscape,
- \* avenues of pines, figs, leopard trees etc,
- \* shade trees.

#### ITEMS IDENTIFIED ON THE SERIAL LIST

S6.1.1 - Avenue of Norfolk Island Pines - Shirley Street, Byron Bay

S6.1.2 - Norfolk Island Pines - Bay Street, Byron Bay

S6.1.3 - Norfolk Island Pines - Jonson Street (north end), Byron Bay

S6.1.4 - Row of date palms - Upper end of Massinger Street, Byron Bay

S6.2.1 - Norfolk Island Pines - Alcorn Street Suffolk Park (south end)

S6.3.1 - Melaleuca Quinquenervia - Large specimen believed to pre-date European settlement surviving in road reservation - Near 22 Fingal Street, Brunswick Heads

S6.3.2 - Lined planting of coastal Cypress Columellaris - remnant old growth trees (largest trees 300 y.o.) - Tweed Street (Old Pacific Highway) Brunswick Heads (southern approach)

S6.3.3 - Norfolk Island Pines - Banner Park Brunswick Heads

S6.4.1 - Two large araucarias in front yard of residence - 8 Old Ballina Road, Bangalow

S6.4.2 - Stand of Royal palms - Neptune, Pacific Highway, Bangalow

S6.4.3 - Stands of Eucalypts - Showground, Bangalow

S6.5.1 - Avenue of weeping figs - Old Pacific Highway Ewingsdale

S6.5.2 - Moreton Bay fig trees - Higgins Homestead, Ewingsdale Road, Ewingsdale

S6.5.3 - 3 Moreton Bay fig trees at site of plane crash - Barlow property, Myocum

S6.5.4 - Several stands of large trees - Hazeldene, 355 Coopers Shoot Road, Coopers Shoot

S6.6.1 - Tree with blaze - 47 Rajah Road Ocean Shores

S6.8.1 - Avenue of mixed species - Springvale Road (south end) Eureka

S6.8.2 - Avenue of mixed species - Goremans Road (north end) Eureka

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# Byron Shire Heritage Inventory

State Heritage Inventory

SHI Number

1260207

Study Number

S6

Item Name: **Feature Trees In The Byron Shire**

Location: **Various**

S6.9.1 - Avenue of trees (was ID 9.54) - Tincogan St between Dalley St and River Terrace Mullumbimby

S6.9.2 - Avenue of fig trees (was ID 9.61) - Jubilee Ave between Myocum St & Co-op Mullumbimby

S6.9.3 - Avenue - Tincogan Street (between Dalley Street and Brunswick Terrace) S6.9.4 - Avenue of fig trees - Jubilee Avenue (between Myocum and Azalea Streets)

This schedule will be updated from time to time as further items are located.

**Physical Condition:** Various

**Modification Dates:** Trees become heritage items, or items of cultural significance to the local and wider community when an avenue of mature trees along an entry driveway to a heritage house and garden forms an integral part of its setting and interpretation, or if certain mature trees were planted as markers for the grave of an eminent first settler in a district, or if a particular tree was planted by a famous visiting dignitary; or was blazed by famous explorer, or avenues of trees were formally planted years ago as part of a deliberate landscaping scheme, to herald the approach to, and arrival at, a village or town or simply to advertise its presence in the landscape. These trees - singly, in groups, or in avenues - planted to commemorate events, such as the Norfolk Island Pines at Brunswick Heads and Byron Bay, Melaleucas at Brunswick Heads and Byron Bay, Camphor Laurels at dairy Farms and in the inland towns, Figs in Mullumbimby, and Leopard trees in Byron Street Bangalow, are now part of the local cultural heritage.

**Recommended Management:** Recommend listing as an item of local heritage significance

**Management:**

**Further Comments:** The trees have been included on the heritage schedule attached where they are largely intact and have a known planting purpose related to specific persons or events; or are an integral part of a place of some cultural significance. Individual mature trees of outstanding height, form and quality which are admired by all who see them, but about which little is known who planted them, for what purpose, when, and why that particular species, are scheduled also to raise awareness about them and to offer them protection. Outstanding remnants of the once remarkable rainforest or grove and survivors of gardens are listed as many are now important vertical visual elements in the landscape. Together they represent a particular custom, cultural practice, or taste, in a particular historical period, and therefore have a combination of social and historic - and even aesthetic - significance. Finally, original forest trees tell us of the pre-settlement land cover, and may be important sources for regeneration of endangered species.

- Criteria a)** The survival of ancient tree species serves to inform about natural vegetation and of pre-European land management. The existence of important species is often a pointer to European gardening practices and the ambitions of previous generations in planting trees and shrubs for practical or aesthetic reasons.
- Criteria b)** Some trees, such as the Jubilee avenues, are associated with important persons or events.
- Criteria c)** The trees are highly regarded in the landscape. They enhance and beautify places.
- Criteria d)** Some tree species, such as the Norfolk Island pines that were planted by the beach are

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# Byron Shire Heritage Inventory

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SHI Number  
1260207  
Study Number  
S6

Item Name: **Feature Trees In The Byron Shire**

Location: **Various**

powerful links with holidays and leisure for many people.

Criteria e)

Criteria f) Some of the species are rare (possibly endangered).

Criteria g)

Integrity / Intactness: Moderate

#### References:

Studies:	Author	Title	Number	Year
	Donald Ellsmore (and community representatives)	Byron Shire Community Based Heritage Study	S6	2005

Parcels:

Latitude:

Longitude:

Location validity:

Spatial Accuracy:

Map Name:

Map Scale:

AMG Zone:

Easting:

Northing:

Listings:	Name:	Title:	Number:	Date:
	Heritage study			

#### Heritage Listings:

Themes: National: Tracing the evolution of a continent's special environments State: Environment

Type/Group/Category: Type: Group Listing Group: Feature Trees Category: Landscape

Owner: Various

Completed By:

Custom Field Six:

Data Entry: Date First Entered: 14/03/2008 Date Updated: 30/04/2008 Status: Completed

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